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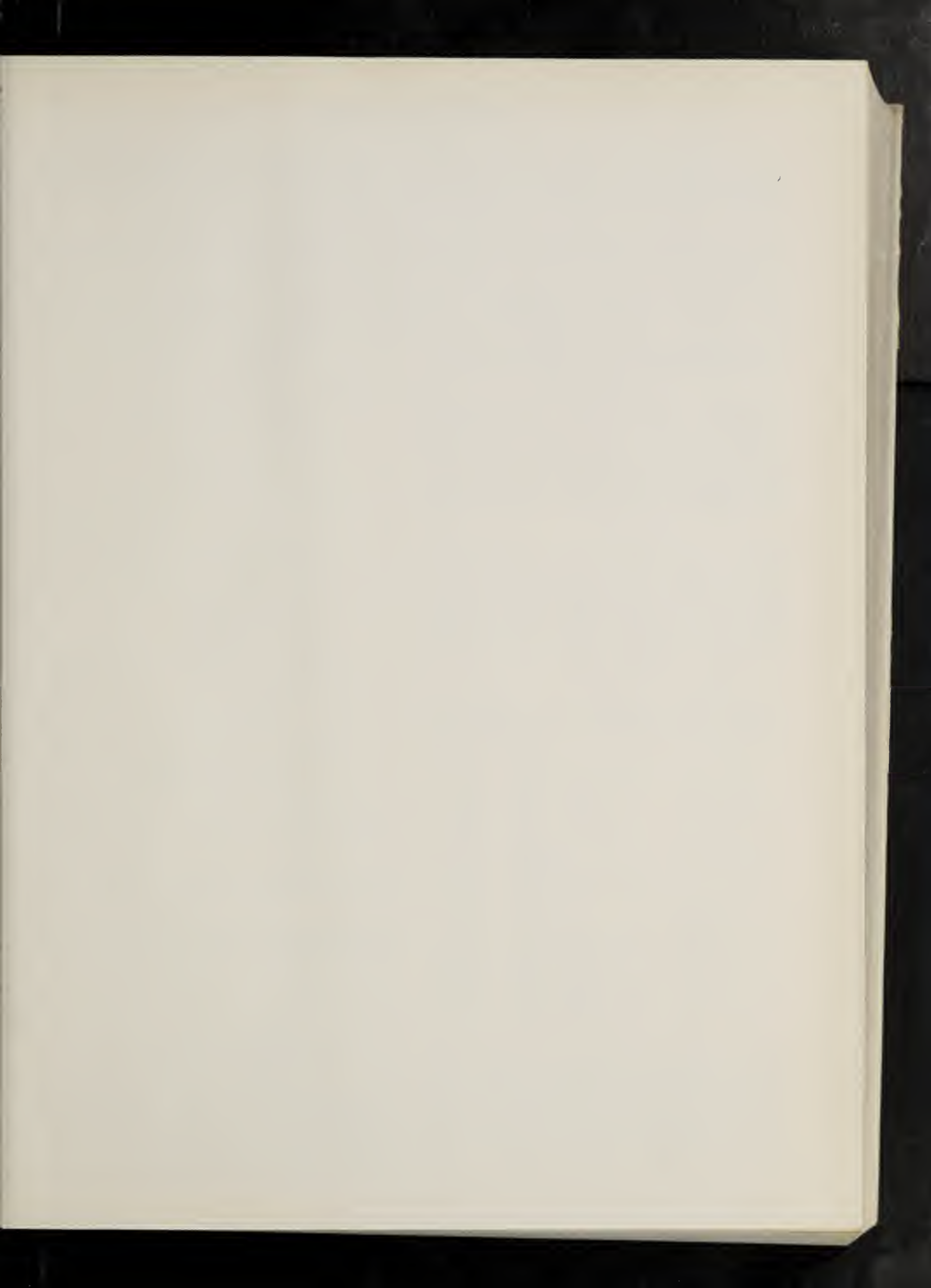
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BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

Issued under authority of Chapter 27, Section 665 of the Charter of the City of New York

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PETITION, AFFIDAVIT and ORDER TO SHOW CAUSE SERVED ON THE BOARD OF STANDARDS AND APPEALS.

On December 22, 1961, Petition, Affidavit and Order To Show Cause was served on the Board by William S. Lebowitz, attorney for petitioner, Triborough Bridge and Tunnel Authority, adjacent property owner, seeking a review of the Board's determination on December 14, 1961, granting an appeal which modified the decision of the Borough Superintendent which required an easement from the Authority to qualify the plot as a corner lot; Calendar Number 951-61-A; Premises 221-235 East 36th Street, north side, 185 feet west of 2nd Avenue, Block 917, Lots 16-20, Borough of Manhattan.

PETITIONS AND ORDERS OF CERTIORARI SERVED ON THE BOARD OF STANDARDS AND APPEALS.

On December 20, 1961, Petition and Order of Certiorari was served on the Board by Levine & Gordon, attorneys for petitioners, John Prowse and Helen Prowse, owners, seeking a review of the Board's denial on November 14, 1961 of its application, based on a decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business and retail use, the erection and maintenance of a gasoline service station, lubricatorium, minor auto repairs, car wash, office and sales, storage room, the parking and storage of motor vehicles in the open area and a ground sign; Calendar Number 704-61-BZ; Premises 162-01 to 162-09 (162-05 official) 46th Avenue, 45-81 to 45-89 162nd Street, northeast corner, Block 5441, lot 86, Bayside, Borough of Queens.

On December 21, 1961, Petition and Order of Certiorari was served on the Board by Norbert M. Phillips, attorney for petitioners, Alfred Abbruzzese, et al., objecting property owners, seeking a review of the Board's determination on November 14, 1961 of the application reopened on July 11, 1961 as Volume II, based on a decision of the Borough Superintendent, granting a variance under Sections 7f and 7i of the Zoning Resolution, to permit in a retail use district, for a term of fifteen (15) years, the erection and maintenance of a gasoline service station, lubricatorium, car wash, auto repairs and parking; Calendar Number 832-59-BZ—Vol. II; Premises 1091 Hylan Boulevard; northwest corner of Steuben Street, Block 3229, Lot 63, Grasmere, Borough of Richmond.

On December 26, 1961, Petition and Order of Certiorari was served on the Board by Leonard F. Rothkrug, attorney for petitioner, Sands Harbor Homes, Inc., owner, seeking a review of the Board's denial on November 14, 1961 of its appeal to review a decision of the Borough Superintendent's stop work order; calendar numbers and premises listed below:

Cal. No.	Premises — Brooklyn	Block	Lot
744-61-A	2659 East 66th Street	8602	19
745-61-A	2663 " 66th "	8602	17
746-61-A	2675 " 66th "	8602	11
747-61-A	2671 " 66th "	8602	13
748-61-A	2691 " 66th "	8602	3
749-61-A	2655 " 66th "	8602	21
750-61-A	2363 56th Drive	8603	1
751-61-A	2333 56th "	8602	65
752-61-A	2353 56th "	8603	5
753-61-A	2697 East 66th Street	8602	1
754-61-A	2369 56th Drive	8604	9
755-61-A	2373 56th "	8604	7
756-61-A	2357 56th "	8603	3
757-61-A	2679 East 66th Street	8602	9
758-61-A	2377 56th Drive	8604	5
759-61-A	2667 East 66th Street	8602	15
760-61-A	2683 " 66th "	8602	7
761-61-A	2345 56th Drive	8603	7
762-61-A	2687 East 66th Street	8602	5
763-61-A	2383 56th Drive	8604	3
764-61-A	2387 56th Drive	8604	1
765-61-A	2337 56th Drive	8602	62

On December 28, 1961, Petition and Order of Certiorari was served on the Board by Lombardi & Zenir, attorneys for petitioners, Dominic Lofaro and Claire Lofaro, objecting property owners, seeking a review of the Board's determination on November 21, 1961, granting a variance under Section 7e of the Zoning Resolution, to permit in a local retail use district for a term of twenty years, the erection and maintenance of a gasoline service station, lubricatorium, car washing, office, minor repairs with hand tools only and the parking and storage of more than five motor vehicles; Calendar Number 1055-61-BZ; Premises 1665 Bartow Avenue, north side, from Gun Hill Road to Tieman Avenue, Block 4787, Lots 28, 39 and 40, Borough of The Bronx.

CALENDAR

DOCKET

New Cases Filed from December 13, 1961 through
December 28, 1961.

Cal. No. Dept. Premises Affected

1836-61-A—F. D.—120-122 East Broadway and 5-7 Pike Street, northeast corner, Block 283, Lot 50, Borough of Manhattan; F.D. Violation Order No. 502605, re—sprinkler system.

1837-61-BZ—B.Q.—22-35 Dix Avenue, south side, 114.27 feet east of McBride Street, Block 15661, Lot 41, Far Rockaway, Borough of Queens; N.B. 3791-61, re—height—multiple dwelling—within 2 miles of an airport.

1838-61-BZ—B.M.—200-266 East 66th Street, 1241-1259 Second Avenue, 201-257 East 65th Street and 1111-1127 Third Avenue, entire Block, Block 1420, Lot 1, Borough of Manhattan, Alt. 2142-61, re—proposed restaurant, cabaret, catering, etc., local retail and residence use districts.

1839-61-A—F.D.—135 Wooster Street, west side, 94 feet 4 inches north of Prince Street, Block 515, Lot 36, Borough of Manhattan, F.D. Violation Order No. 522122, re—sprinkler system.

1840-61-BZ—B.B.—654-656 Kosciuszko Street, east side, 90 feet south of Bushwick Avenue, Block 3252, Lots 23 and 25, Borough of Brooklyn, Alt. 1284-61, re—area; proposed change in occupancy from 1 family dwelling and stable to machine shop, office, 1 family and storage of truck, residence use district.

1841-61-A—F.D.—55 West 19th Street, north side, 152 feet east of Avenue of the Americas, Block 821, Lot 10, Borough of Manhattan, F.D. Violation Order No. 547647, re—sprinkler system.

1842-61-A—F.D.—55 West 19th Street, north side, 152 feet east of Avenue of the Americas, Block 821, Lot 10, Borough of Manhattan, F.D. Violation Order No. 547630, re—oil burner.

1843-61-A—F.D.—55 West 19th Street, north side, 152 feet east of Avenue of the Americas, Block 821, Lot 10, Borough of Manhattan, F.D. Violation Order No. 549153, re—enclosed stairway.

1844-61-A—B.M.—74-76 Beekman Street, north side, 113 feet east of Gold Street, Block 99, Lots 8 and 9, Borough of Manhattan, Alt. 1494-58, re—fire-retarding of floors.

1845-61-BZ—B.Bx.—950-966 Summit Avenue and 161-169 West 162nd Street, northeast corner, Block 2524, Lots 33, 36, 38 and 39, Borough of The Bronx, Alt. 1063-61, re—proposed parking and storage lot for more than five passenger type motor vehicles on a non-transient basis, residence and local retail use district.

1846-61-BZ—B.M.—420 East 11th Street, south side, 294 feet west of Avenue A, Block 438, Lot 18, Borough of Manhattan, N.B. 291-61, re—proposed warehouse, garage for 2 motor vehicles, office; area—residence use district.

1847-61-BZ—B.M.—459-463 West 46th Street, north side, 100 feet east of Tenth Avenue, Block 1056, Lots 5, 6 and 7, Borough of Manhattan, Alt. 1152-61, re—proposed parking lot for more than 5 motor vehicles, residence use district.

1848-61-BZ—B.M.—111 East 79th Street, north side, 105 feet east of Park Avenue, Block 1508, Lot 5, Borough of Manhattan, Alt. 574-60, re—proposed art gallery and office—multiple dwelling, residence use district.

1849-61-BZ—B.M.—61 East 82nd Street, north side, 185 feet east of Madison Avenue, Block 1494, Lot 28, Borough of Manhattan, Alt. 652-61, re—proposed art gallery in cellar—multiple dwelling, residence use district.

1850-61-BZ—B.M.—213-215 East 43rd Street, north side, 205 feet east of Third Avenue, and 212 East 44th Street, Block 1317, Lots 9, 10 and 40, Borough of Manhattan, N.B. 298-61, re—rear yard, manufacturing use district.

1851-61-A—B.M.—471 Central Park West and 1 West 107th Street, northwest corner, Block 1843, Lot 29, Borough of Manhattan, Alt. 1079-57, re—creation of Class A apartment in cellar—multiple dwelling.

1852-61-A—B.R.—1 Leverett Court, southeast corner Leverett Avenue, Block 4609, Lot 9, Great Kills, Borough of Richmond, N.B. 693-61, re—building not facing legal street.

1853-61-A—B.R.—5 Leverett Court, east side, 47 feet south of Leverett Avenue, Block 4609, Lot 7, Great Kills, Borough of Richmond, N.B. 694-61, re—building not facing legal street.

1854-61-A—B.R.—9 Leverett Court, east side, 87 feet south of Leverett Avenue, Block 4609, Lot 5, Great Kills, Borough of Richmond, N.B. 695-61, re—building not facing legal street.

1855-61-A—B.R.—13 Leverett Court, east side, 127 feet south of Leverett Avenue, Block 4609, Lot 3, Great Kills, Borough of Richmond, N.B. 696-61, Borough of Richmond.

1856-61-BZ—B.Q.—97-77 Queens Boulevard, west side, from 64th Road to 65th Avenue, and 64-24 to 64-40 98th Street, Block 2092, Lot 1, Forest Hills, Borough of Queens, N.B. 6890-61, re—area excessive; height—D-area, retail use district.

1857-61-BZ—B.Q.—227-50 Murdock Avenue, south side, 160 feet west of Cross Island Parkway, Block 11248, Lot 7, Queens Village, Borough of Queens, Alt. 1575-60, re—proposed conversion of dwelling to two family, terrace-setback—G-1 area, residence use district.

1858-61-BZ—B.M.—208 West 121st Street, south side, 125 feet west of Seventh Avenue, Block 1926, Lot 17, Borough of Manhattan, N.B. 282-61, re—area excessive, B-area district; court on east side adjacent to rear yards—residence use district.

1859-61-A—B.M.—1641 First Avenue, west side, 50 feet north of East 85th Street, Block 1548, Lot 25, Borough of

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Manhattan, Alt. 1630-58, re—revocation of Certificate of Occupancy No. 51681, re—egress.

1860-61-SM—Fiberlux (interior partitions, patio roofs, signs and glazing in schools, etc.), manufactured by Fiberlux Products, Inc., Material.

1861-61-BZ—B.R.—2 Sherman Avenue and 1 Hendrick's Avenue, northwest corner, Block 28, Lot 157, New Brighton, Borough of Richmond, N.B. 2169-61, re—proposed multiple dwelling, E-2 area, residence use district.

1862-61-BZ—B.R.—945-959 Hylan Boulevard, north side, 446.13 feet west of Fingerboard Road, Block 3231, Lot 85, Grasmere, Borough of Richmond, N.B. 2132-61, re—proposed multiple dwelling, Class A, E-1 and G-1 area, residence use district.

1863-61-BZ—B.R.—1368 Forest Avenue, north side, 250.06 feet east of Barrett Avenue, Block 384, Lot 19, Port Richmond, Borough of Richmond, Alt. 430-61, re—proposed erection of a one story addition to existing retail store building exceeding the permissible coverage, C-area, retail use district.

1864-61-A—B.R.—2540 Richmond Terrace and 1 Winant Street, southeast corner, Block 1149, Lot 36, Mariners Harbor, Borough of Richmond, N.B. 2233-61, re—proposed gasoline service station, lubritorium, car washing (non-automatic), minor motor vehicle repairs with hand tools, sale of accessories, parking for more than five motor vehicles and illuminated free standing sign, business and retail use districts.

1865-61-BZ—B.R.—300 Midland Avenue and 27 Zwicky Avenue, south side, 150 feet east of Hylan Boulevard, Block 3691, Lot 18, Grant City, Borough of Richmond, Alt. 438-61, re—parking lot for more than five cars, residence use district to be used in conjunction with adjacent retail district—residence use district.

1866-61-BZ—B.R.—900 Forest Avenue, south side, 103.02 feet west of Elizabeth Street, Block 309, Lot 49, West New Brighton, Borough of Richmond, Alt. 444-61, re—proposed parking lot accessory to adjacent retail building, residence use district.

1867-61-BZ—B.R.—900 Forest Avenue, south side, 103.02 feet west of Elizabeth Street, Block 309, Lot 49, West New Brighton, Borough of Richmond, Alt. 444-61, re—proposed curb cut located in bed of mapped street.

1868-61-BZ—B.B.—601-609 East 77th Street, northeast corner Farragut Road, and Ralph Avenue, Block 7982, Lot 40, Borough of Brooklyn, N.B. 1981-60, re—proposed dry cleaning store, restricted retail use district.

1869-61-BZ—B.B.—634-644 Gates Avenue and 288-294 Sumner Avenue, southwest corner, Block 1816, Lots 27, 28, 29, 30, 31, 32, 33 and 34, Borough of Brooklyn, N.B. 3330-61, re—proposed gasoline service station auto washing (non-automatic) lubrication, etc., proposed ground signs, retail and manufacturing use districts.

1870-61-BZ—B.M.—1015-1019 Madison Avenue, east side, 45 feet 4 inches north of East 78th Street, Block 1393, Lots 21, 121 and 122, Borough of Manhattan, Alt. 2287-61, re—proposed use of cabaret in restaurant area, restricted retail use district.

1871-61-A—B.M.—476 Central Park West, west side, 136 feet 11 inches north of West 107th Street, Block 1843, Lot 35, Borough of Manhattan, Alt. 2195-61, re—proposal to create Class "A" apartments in multiple dwelling.

1872-61-BZ—B.B.—2094-2128 Rockaway Parkway and 9601-9623 Schenck Avenue, northwest corner, 1727-1761 East 96th Street, Block 8331, Lot 1, Borough of Brooklyn; N.B. 3880-61, re—proposed stores, accessory parking of patrons cars, loading and unloading; area excessive; setback—residence use district.

1873-61-BZ—B.B.—1070-1072 38th Street, south side, 201 feet 1½ inches west of Fort Hamilton Parkway, Block 5288, Lot 35, Borough of Brooklyn, N.B. 4752-61, re—proposed structure in excess of the allowable area permitted in a C area district—manufacturing use district.

1874-61-A—B.M.—473 Central Park West, west side, 64 feet 11 inches north of West 107th Street, Block 1843, Lot 32, Borough of Manhattan, Alt. 1032-57, re—proposal to create Class "A" apartments in cellar of multiple dwelling.

1875-61-BZ—B.Q.—217-07 Northern Boulevard, northeast corner 217th Street, Block 6320, Lots 18 and 30, Bayside, Borough of Queens, N.B. 5717-61, re—proposed car preparation and motor vehicle repair in conjunction with an authorized agency, sales and service of new and used cars, parking for more than 5 motor vehicles, retail use district.

1876-61-BZ—B.B.—419-425 89th Street, north side, 207 feet 4½ inches west of Fifth Avenue, Block 6065, Lots 43 and 44, Borough of Brooklyn, Alt. 3721-61, re—area excessive for C district—manufacturing use district.

1877-61-BZ—B.Q.—139-55 35th Avenue, north side, 375.02 feet west of Parsons Boulevard, Block 4994, Lot 78, Flushing, Borough of Queens, N.B. 6437-61, re—height of proposed building located within 2 miles of an airport, residence use district.

1878-61-BZ—B.Q.—227-15 North Conduit Boulevard, north side, 731.04 feet west of 230th Place, Block 13193, Lot 170, Laurelton, Borough of Queens, N.B. 6173-61, re—proposed erection of a building for warehousing, manufacturing, display and sales of drugs, pharmaceuticals, etc., loading and unloading in open area; rear yard; setback; area excessive; business signs and curb cut—residence use district.

1879-61-BZ—B.B.—7902-13th Avenue and 1272 79th Street, southwest corner, Block 6267, Lot 38, Borough of Brooklyn, Alt. 3387-61, re—proposed parking of more than 5 motor vehicles, local retail use district; proposed opening of street within 75 feet of a residence use district.

1880-61-BZ—B.B.—2401-2413 Cropsey Avenue and 8841-8857 24th Avenue, northeast corner, Block 6891, Lots 4, 6,

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8 and 11, Borough of Brooklyn, N.B. 3309-61, re—proposed increase in size of plot, and new building, and change of use from lot for sale of used cars, to: storage of auto parts, machine shop, sale of used cars not in running condition, and used parts, gas and electricity welding and cutting (no wrecking or burning to be done on premises) sale of new and used cars in running condition on open portion of lot, residence use district.

1881-61-BZ—B.Bx.—761-763 Astor Avenue and 2301-2313 Wallace Avenue, northwest corner, Block 4348, Lots 1 and 4, Borough of The Bronx, N.B. 1103-60, re—proposed 6 story and cellar, Class A, non-fireproof multiple dwelling and accessory garage, E-area, one times height; area excessive; residence use district.

1882-61-A—B.M.—1-11 Liberty Street, north side, and 68-76 Maiden Lane, south side, Block 68, Lot 1, Borough of Manhattan, Am't B.N. 1748-60, re—use of treated wood in lobby.

1883-61-BZ—B.Q.—142-24 38th Avenue, south side, 201.41 feet east of Union Street, Block 5020, Lots 17 and 19, Flushing, Borough of Queens, N.B. 3773-61, re—height—multiple dwelling, residence use district.

1884-61-BZ—B.B.—1815-1817 Bergen Street, north side, 100 feet east of Ralph Avenue, Block 1445, Lots 67 and 68, Borough of Brooklyn, Alt. 3600-61, re—proposed parking and storage of motor vehicles; proposed curb cuts, residence use district.

1885-61-BZ—B.Q.—61-20 Grand Central Parkway, southwest corner Horace Harding Expressway, Block 2162, Lot 106, Forest Hills, Borough of Queens, N.B. 4119-61, re—floor area—F-area, retail and residence use district.

1886-61-A—B.M.—313 West 4th Street, east side, 60 feet south of West 12th Street, Block 615, Lot 7, Borough of Manhattan, Alt. 235-59, re—proposed conversion of cellar to residence use—frame building; yard.

1887-61-BZ—B.R.—1360 Hylan Boulevard, east side, 107 feet south of Old Town Road, Block 3346, Lot 16, Dongan Hills, Borough of Richmond, Alt. 89-61, re—proposed alteration to change occupancy from auto sales, etc., to motor vehicle repair shop, lubritorium, parking lot, etc., retail use district.

1888-61-BZ—B.Q.—93-10 23rd Avenue, southwest corner 94th Street, Block 1087, Lot 1, Jackson Heights, Borough of Queens, N.B. 5362-61, re—proposed restaurant, bar and cocktail lounge, cabaret and catering hall in proposed hotel; accessory parking for use by other than dwelling tenants in proposed hotel; erection of signs on proposed hotel, residence use district.

1889-61-BZ—B.Q.—166-20 Northern Boulevard, southwest corner 167th Street, Block 5397, Lot 19, Flushing, Borough of Queens, Alt. 2329-61, re—proposed accessory parking of patrons' cars in conjunction with existing restaurant, local retail use district.

1890-61-BZ—B.Q.—149-20 Rockaway Boulevard, southwest corner 150th Street, Block 12104, Lot 22, Jamaica, Borough of Queens, Alt. 2294-61, re—proposed additional use of used car sales to existing use which is garage, laundry (non-automatic), repair shop, greasing room and gas station, etc., business use district.

1891-61-BZ—B.M.—245 East 17th Street, north side, 88 feet west of 2nd Avenue, Block 898, Lot 25, Borough of Manhattan, Alt. 1943-61, re—proposed professional offices above level of first story, residence use district.

1892-61-BZ—B.B.—1750-1762 McDonald Avenue, west side, 262 feet 8¾ inches north of 65th Street, Block 6607, Lots 26, 28 and 30, Borough of Brooklyn, Alt. 2012-61, re—area excessive for C-area, business use district.

1893-61-A—B.B.—1750-1762 McDonald Avenue, west side, 262 feet 8¾ inches north of 65th Street, Block 6607, Lots 26, 28 and 30, Borough of Brooklyn, Alt. 2012-61, re—tabular limits—Class 3 building.

1894-61-BZ—B.B.—246 Avenue X and 2541-2545 Shell Road, southeast corner, Block 7192, Lot 1, Borough of Brooklyn, N.B. 4751-61, re—area excessive, D-area, business use district.

1895-61-A—B.B.—246 Avenue X and 2541-2545 Shell Road, southeast corner, Block 7192, Lot 1, Borough of Brooklyn, N.B. 4751-61; re—open stairs from cellar to first floor.

1896-61-BZ—B.B.—444 Coney Island Avenue, west side, 103 feet 5⅝ inches south of Friel Place, Block 5331, Lot 65, Borough of Brooklyn, Alt. 1569-61, re—proposed change in occupancy on rear of lot (garage portion) to include auto repairs; height—tabular limits—manufacturing and residence use district.

1897-61-A—B.B.—444 Coney Island Avenue, west side, 103 feet 5⅝ inches south of Friel Place, Block 5331, Lot 65, Borough of Brooklyn, Alt. 1569-61, re—egress; open stair; etc.

1898-61-A—B.B.—182-186 Montrose Avenue, south side, 80 feet west of Humboldt Street, Block 3062, Lot 17, Borough of Brooklyn, Alt. 1191-61, re—proposed change of use to storage of oil burner equipment, 5 car garage and office, etc. to storage garage of more than five trucks (owner's private use, repair and storage of oil burner equipment and offices, business use district.

1899-61-BZ—B.M.—19 East 54th Street, north side, 70 feet west of Madison Avenue, Block 1290, Lot 14, Borough of Manhattan, Alt. 672-61, re—proposed use of cabaret, restricted retail use district.

1900-61-A—B.B.—2847 West 21st Street, east side, 260 feet north of Mermaid Avenue, Block 7018, Lot 64, Borough of Brooklyn, Alt. 970-61, re—area is in excess of 10,000 feet on one street for warehousing and shipping.

1901-61-BZ—B.Q.—32-27 103rd Street, 260 feet south of 32nd Avenue, Block 1698, Lot 61, Corona, Borough of

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Queens, Alt. 2260-60, re—business use encroaches in residence portion of lot—business and residence use districts.

1902-61-BZ—B.B.—1152 East 92nd Street, west side, 100 feet $\frac{3}{8}$ inch north of Flatlands Avenue, Block 8179, Lot 97, Borough of Brooklyn, Alt. 3705-61, re—proposed change of occupancy of an existing building in the business portion of the lot to motor vehicle repair shop (no body work or paint spraying or welding) and parking and storage of motor vehicles waiting to be repaired, business and residence use district.

1903-61-BZ—B.M.—50 East 78th Street, south side, 100 feet east of Madison Avenue, Block 1392, Lot 47, Borough of Manhattan, Alt. 1845-61, re—art gallery, residence use district.

1904-61-BZ—B.Q.—48-02 to 48-16 Laurel Hill Boulevard, southeast corner 48th Street, Block 2306, Lot 17, Long Island City, Borough of Queens, N.B. 7369-61, re—proposed gasoline service station, lubrication, auto washing (non-automatic), office sales of accessories, minor repairs with hand tools only, safety inspection station, parking and storage of motor vehicles; curb cuts less than 75 feet from a residence use district, ground sign—business and residence use district.

1905-61-BZ—B.Q.—153-31 111th Road, northeast corner 155th Street, Block 12158, Lot 68, Jamaica, Borough of Queens, Alt. 372-60, re—proposed change in use from market to manufacturing and packaging of meat products and parking for 6 trucks, residence use district.

1906-61-BZ—B.Q.—158-06 Cross Bay Boulevard, southwest corner 158th Avenue, Block 13991, Lot 7, Rosedale, Borough of Queens, Alt. 1715-61, re—proposed use of building for installation of tail pipes and mufflers and welding in conjunction with installation and operation, business use district.

1907-61-BZ—B.Q.—132-30 149th Avenue, south side, 67.85 feet west of 134th Street, Block 11886, Lot 30 (presently 21 and 22), Idlewild, Borough of Queens, N.B. 2548-61 re—height of proposed building within 2 miles of an airport, manufacturing use district.

1908-61-BZ—B.B.—891 Bedford Avenue, east side, 100 feet north of Willoughby Avenue, Block 1750, Lot 6, Borough of Brooklyn, Alt. 3911-61, re—proposed addition of accessory auto repairs, business use district.

1909-61-BZ—B.B.—656-658 Marcy Avenue, northwest corner DeKalb Avenue, Block 1774, Lot 51, Borough of Brooklyn, Alt. 4019-60, re—floor area excessive, business use district.

1910-61-BZ—B.B.—1756-1766 86th Street, southeast corner Bay 17th Street, Block 6368, Lot 29, Borough of Brooklyn, Alt. 1360-61, re—proposed change in occupancy to include motor vehicle repair shop, etc.; curb cuts, business entrance, etc., business use district.

1911-61-BZ—B.B.—9924-9926 Fourth Avenue, northwest corner 100th Street, Block 6134, Lot 28, Borough of Brooklyn, Alt. 3854-60, re—proposed accessory parking lot in the

residential portion of the lot and the use of the residential portion of the lot for egress; area excessive for C-area, retail and residence use district.

1912-61-A—B.B.—9924-9926 Fourth Avenue, northwest corner 100th Street, Block 6134, Lot 38, Borough of Brooklyn, Alt. 3854-60, re—frame building—change from public use to commercial use.

1913-61-BZ—B.Q.—35-17 to 35-31 (35-25 official), Junction Boulevard, east side, 157.75 feet south of 35th Avenue, Block 1737, Lot 49, Jackson Heights, Borough of Queens, N.B. 7370-61, re—proposed gasoline service station, lubrication, auto washing (non-automatic), office, sales of accessories, minor repairs with hand tools only, etc.; ground sign, retail use district.

1914-61-BZ—B.Q.—226-20 138th, southwest corner 227th Street, Block 13140, Lot 42, Laurelton, Borough of Queens, Alt. 1286-61, re—proposed conversion from 1 family to 2 family, G-1 area, residence use district.

1915-61-A—B.Q.—52-24 35th Street, north side, 89.51 feet east of Van Dam Street, Block 303, Lot 27, Long Island City, Borough of Queens, Alt. 2401-61, re—frame building—proposed club house exceeding 600 square feet in area—proposed club house occupancy in frame building within fire limits.

1916-61-A—B.Q.—136-80 Roosevelt Avenue, south side, 175 feet west of Roosevelt Avenue, Block 5019, Lot 56, Flushing, Borough of Queens, Alt. 2491-61, re—proposed extension of business use in frame structure.

1917-61-BZ—B.M.—61-75 East End Avenue, east side, from East 82nd Street to East 83rd Street, 601 East 82nd Street, 602-606 East 83rd Street, Block 1590, Lots 8 to 18 inclusive, Borough of Manhattan, N.B. 31-59, re—proposed restaurant and accessory use area in cellar and first floor, residence use district.

1918-61-BZ—B.B.—2616-2620 Cropsey Avenue, south side, 125 feet $6\frac{3}{8}$ inches east of 26th Avenue, Block 6933, Lot 51, Borough of Brooklyn, N.B. 5152-61, re—proposed building for offices, stores and storage, residence use district.

1919-61-BZ—B.Q.—141-02 Laburnum Avenue, southeast corner Union Street, Block 5217, Lot 1, Flushing, Borough of Queens, N.B. 5100-61, re—portion of building and parking area projecting into required setback, residence use district.

1920-61-BZ—B.R.—311 Brielle Avenue, west side, 682 feet south of Bradley Avenue, Block 1975, Lot 221, Willowbrook, Borough of Richmond, N.B. 2298-61, re—proposed construction of an equipment storage area and maintenance garage, residence use district.

1921-61-BZ—B.Q.—118-30 Springfield Boulevard, northwest corner Francis Lewis Boulevard, Block 12642, Lots 17, 19, 27, 29, 33 and 49, St. Albans, Borough of Queens, N.B. 8668-61, re—proposed gasoline service station, lubritorium, car washing (non-automatic) minor auto repairs with hand

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tools only, parking and storage of cars in a residence use district; ground signs.

1922-61-BZ—B.Q.—151-20 Baisley Boulevard, southeast corner 134th Avenue, Block 12130, Lot 14, Jamaica, Borough of Queens, B.N. 1522-61, 1523-61, and E.S. 634-61 to 637-61 inclusive, re—proposed illuminated sign, and working of sign indicates a motel, residence use district.

1923-61-BZ—B.Bx.—1930-1932 Patterson Avenue, south side, 100 feet east of White Plains Road, and intersection of Compton and Newman Avenues, Block 3475, Lots 45 and 47, Borough of The Bronx, Alt. 819-61, re—proposed addition for warehouse facilities; area excessive, E-1 area, residence use district.

1924-61-BZ—B.Bx.—610 Pelham Parkway South, southwest corner Boston Post Road, Block 4317, Lot 32 and 33, Borough of The Bronx, N.B. 2414-61, re—proposed gasoline service station, retail sales, car washing and lubritorium, minor motor repairs, and parking and storage of more than 5 motor vehicles, business use district.

1925-61-BZ—B.B.—883 Bedford Avenue, east side, 175 feet south of Willoughby Avenue, Block 1750, Lot 9, Borough of Brooklyn, Alt. 3899-61, re—proposed minor auto repairs, business use district.

1926-61-BZ—B.Bx.—578-580 East 138th Street, south side, 121.2 feet east of St. Anns Avenue, Block 2550, Lot 12, Borough of The Bronx, Alt. 905-61, re—proposed extension of manufacturing use to include more than 5% of floor area; retail use district.

1927-61-SA—Thor Space Heater, Code 150, Model 9228 (direct oil fired air heater), manufactured by Thor Power Tool Co., Appliance.

1928-61-BZ—B.Q.—132-10 149th Avenue, southeast corner 132nd Street, Block 11886, Lot 21, Idlewild, Borough of Queens, N.B. 2547-61, re—height exceeds that permissible for proposed building within 2 miles of an airport, manufacturing use district.

1929-61-BZ—B.Bx.—1070 Chatterton Avenue, southwest corner Pugsley Avenue, Block 3787, Lots 26, 27, 28, 29, 30, 31, 32, 33 and 34, Borough of The Bronx, Alt. 1150-61, re—proposed public parking lot for parking and storage of more than 5 motor vehicles, residence use district.

1930-61-BZ—B.M.—246-252 West 109th Street, southwest corner Broadway, Block 1880, Lot 61, Borough of Manhattan, Alt. 2023-61, re—proposed change in use from storage garage to supermarket, etc., retail and residence use district.

1931-61-BZ—B.Bx.—1410 Jesup Avenue, east side, 353.86 feet north of E. L. Grant Highway, Block 2872, Lot 60, Borough of The Bronx, Alt. 1101-61, re—proposed public parking lot for parking and storage of more than 5 motor vehicles, residence use district.

1932-61-BZ—B.Bx.—930-932 East Tremont Avenue, south side, 109.01 feet east of Daly Avenue, Block 2992, Lot 48,

Borough of The Bronx, Alt. 1121-61, re—proposed extension of existing commercial building (public market), into residence use district.

1933-61-BZ—B.Q.—141-21 Jewell Avenue, north side, 100 feet west of Main Street, Block 6498, Lot 52, Kew Gardens Hills, Borough of Queens, Alt. 2764-61, re—proposed extension of doctor's office and 2 family dwelling in excess of area coverage permitted in a DD area, residence use district.

1934-61-BZ—B.Q.—223-05 Northern Boulevard, northeast corner 223rd Street, Block 6329, Lots 1 and 11, Bayside, Borough of Queens, N.B. 5121-61, re—Area excessive—D and E-1 area district; excessive height; yard; setback; floor area—multiple dwelling; parking spaces; etc., retail and residence use districts.

1935-61-A—B.Q.—235-05 Northern Boulevard, northeast corner 223rd Street, Block 6329, Lots 1 and 11, Bayside, Borough of Queens, N.B. 5121-61, re—minimum rear yards and height of proposed building—multiple dwelling.

1936-61-A—F.D.—412-414 Avenue of the Americas, east side, 43 feet 8 inches south of 9th Street, Block 572, Lot 6, Borough of Manhattan, F.D. Violation Order No. 526125, re—sprinkler system.

1937-61-A—B.M.—474-475 Central Park West, west side, 88 feet—11 inches north of West 107th Street, Block 1843, Lots 33 and 34, Borough of Manhattan, Alt. 2180-61, re—Class B apartments—multiple dwelling.

1938-61-BZ—B.Bx.—1234 Castle Hill Avenue, east side, 43.07 feet north of Ellis Avenue, Block 3822, Lot 3, Borough of the Bronx, Alt. 611-61, re—commercial occupancy above first floor—theatre—local retail use district.

1939-61-BZ—B.R.—Hylan Boulevard, north side, from Burbank Avenue to Locust Avenue, Block 3646, Lots 1, 58 and 60, Borough of Richmond, N.B. 2176-61, re—proposed dry cleaning establishment, restricted retail use district.

1940-61-BZ—B.B.—351 South 4th Street, north side, 150 feet west of Hooper Street, Block 2437, Lot 31, Borough of Brooklyn, Alt. 3644-60, re—proposed change in occupancy to a garage for more than 5 motor vehicles, business use district.

1941-61-BZ—B.Q.—94-29 217th Street and 217-04 94th Road, southeast corner, Block 10610, Lot 1, Queens Village, Borough of Queens, Alt. 769-60, re—setback G-1 area district—residence use district.

1942-61-BZ—B.M.—644-652 East 14th Street and 221-229 Avenue C southwest corner, Block 396, Lot 29, Borough of Manhattan, Alt. 2041-61, re—addition of minor motor vehicle repairs, restricted and local retail use district.

1943-61-SA—Detrex Coin Operated Dry Cleaning Machines, Model C.O. 6-1, (for use in coin operated drycleaning of garments, etc., manufactured by Detrex Chemical Industries, Inc., Appliance.

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1944-61-A—F.D.—301 Grand Street, south side, 67 feet—1 inch west of Allen Street, Block 307, Lot 20, Borough of Manhattan, F. D. Violation Order No. 509415, re—sprinkler system.

1945-61-BZ—B.Q.—220-27 100th Avenue, north side, 200 feet east of 220th Street, Block 10785, Lot 56 and 58, Queens Village, Borough of Queens, Alt. 2647-61, re—proposed conversion from a one to a two family dwelling, G-1 area, residence use district.

1946-61-BZ—B.B.—2362 National Drive, south side, 1643 feet east of Strickland Avenue, Block 8592, Lot 67, Borough of Brooklyn, N.B. 4310-61, re—set back and side yard of 5 feet minimum, D-1 and G area, residence use district.

1947-61-BZ—B.B.—2364 National Drive, south side, 1663 feet east of Strickland Avenue, Block 8592, Lot 68, Borough of Brooklyn, N.B. 4311-61, re—proposed two family structure, G-area and D-1 area, residence use district; setback; side yard; area excessive.

1948-61-BZ—B.B.—2366 National Drive, south side; 683 feet east of Strickland Avenue, Block 8592, Lot 69, Borough of Brooklyn, N.B. 4312-61, re—proposed two family structure, G-1 area and D-1 area, residence use district; set back, side yard; area excessive.

1949-61-BZ—B.B.—2368 National Drive, south side, 1703 feet east of Strickland Avenue, Block 8592, Lot 70, Borough of Brooklyn, N.B. 4313-61, re—proposed 2 family structure, G-1 area and D-1 area, residence use district, set back, side yard, area excessive.

1950-61-BZ—B.B.—2370 National Drive, south side, 1723 feet east of Strickland Avenue, Block 8592, Lot 71, Borough of Brooklyn, N.B. 4314-61, re—proposed two family structure, G area and D-1 area, residence use district, setback, side yard, area excessive.

1951-61-BZ—B.B.—2372 National Drive, south side, 1744 feet east of Strickland Avenue, Block 8592, Lot 72, Borough of Brooklyn, N.B. 4315-61, re—proposed two family structure, G area and D-1 area, residence use district, setback, side yard, area excessive.

1952-61-BZ—B.B.—2376 National Drive, south side, 1769 feet east of Strickland Avenue, Block 8592, Lot 73, Borough of Brooklyn, N.B. 4316-61, re—proposed two family structure, G area and D-1 area, residence use district, setback, side yard, area excessive.

1953-61-BZ—B.B.—2378 National Drive, south side, 1794 feet east of Strickland Avenue, Block 8592, Lot 74, Borough of Brooklyn, N.B. 4317-61, re—proposed two family structure, G area and D-1 area, residence use district, setback, side yard, area excessive.

1954-61-BZ—B.B.—2380 National Drive, south side, 1814 feet east of Strickland Avenue, Block 8592, Lot 75, Borough of Brooklyn, N.B. 4318-61—re—proposed two family structure, G area and D-1 area, residence use district, setback, side yard, area excessive.

1955-61-BZ—B.B.—2382 National Drive, south side, 1834 feet east of Strickland Avenue, Block 8592, Lot 76, Borough of Brooklyn, N.B. 4319-61, re—proposed two family structure, G area and D-1 area, residence use district, setback, side yard, area excessive.

1956-61-BZ—B.B.—2384 National Drive, south side, 1854 feet east of Strickland Avenue, Block 8592, Lot 77, Borough of Brooklyn, N.B. 4320-61, re—proposed two family structure, G area and D-1 area, residence use district, setback, side yard, area excessive.

1957—61-BZ—B.B.—2386 National Drive, south side, 1874 feet east of Strickland Avenue, Block 8592, Lot 78, Borough of Brooklyn, N.B. 4321-61, re—proposed two family structure, G area and D-1 area, residence use district, setback, side yard, area excessive.

1958-61-BZ—B.B.—2388 National Drive, south side, 1894 feet east of Strickland Avenue, Block 8592, Lot 79, Borough of Brooklyn, N.B. 4322-61, re—proposed two family structure, G area and D-1 area, residence use district, setback, side yard, area excessive.

1959-61-BZ—B.B.—2390 National Drive, south side, 1914 feet east of Strickland Avenue, Block 8592, Lot 80, Borough of Brooklyn, N.B. 4323-61, re—proposed two family structure, G area and D-1 area, residence use district, setback, side yard, area excessive.

1960-61-BZ—B.B.—2392 National Drive, south side, 1934 feet east of Strickland Avenue, Block 8592, Lot 81, Borough of Brooklyn, N.B. 4324-61, re—proposed two family structure, G area and D-1 area, residence use district, setback, side yard, area excessive.

1961-61-BZ—B.B.—2394 National Drive, south side, 1959 feet east of Strickland Avenue, Block 8592, Lot 82, Borough of Brooklyn, N.B. 4325-61, re—proposed two family structure, G area and D-1 area, residence use district, setback, side yard, area excessive.

1962-61-BZ—B.B.—2398 National Drive, south side, 1984 feet east of Strickland Avenue, Block 8592, Lot 83, Borough of Brooklyn, N.B. 4326-61, re—proposed two family structure, G area and D-1 area, residence use district, setback, side yard, area excessive.

1963-61-BZ—B.B.—2400 National Drive, south side, 2004 feet east of Strickland Avenue, Block 8592, Lot 84, Borough of Brooklyn, N.B. 4327-61, re—proposed two family structure, G area and D-1 area, residence use district, setback, side yard, area excessive.

1964-61-BZ—B.Bx.—Northeast corner Bruner Avenue and Burke Avenue, Block 4756, Lots 39 and 49, Borough of Bronx, N.B. 3-61 and 4-61, re—parking accessory to multiple dwellings.

1965-61-BZ—B.B.—7223 Avenue U, northwest corner East 73rd Street, Block 8413, Lot 1, Borough of Brooklyn, N.B. 1057-61, re—proposed structure within the required setback, residence use district.

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1966-61-BZ—B.Bx.—3058-3060 Bailey Avenue, east side, 170 feet north of Albany Crescent, Block 3261, Lot 12, Borough of The Bronx, Alt. 1127-61, re—proposed parking lot for more than 5 motor vehicles, residence use district.

1967-61-BZ—B.B.—2265 Cropsey Avenue and 8828 23rd Avenue, northwest corner, Block 6540, Lots 1 and 8, Borough of Brooklyn, N.B. 1026-61, re—proposed supermarket with open parking for more than 5 cars, residence and business use district.

1968-61-BZ—B.Q.—101-17 Martense Avenue, north side, 40 feet east of 101st Street, Block 1939, Lot 5756, Corona, Borough of Queens, Alt. 2175-61, re—proposed extension of a factory, residence use district.

1969-61-A—B.M.—270 Lenox Avenue, east side, 97.5 feet north of West 123rd Street, Block 1721, Lot 74, Borough of Manhattan, Violation Order Nos. 7561-61—11-20-61 and 4878-61—8-9-61, re—review of decision of Borough Superintendent, re—violation—change of occupancy without certificate of occupancy.

1970-61-A—F.D.—354 Broadway, east side, 61 feet north of Leonard Street, Block 171, Lot 3, Borough of Manhattan, F.D. Violation Order No. 426761, re—sprinkler system.

1971-61-SA—Linde RC-2-A and RC-2-B Tank Type Gas Ratio Controllers, (these controllers are used to mix and control two gases over a wide range of ratios), manufactured by Linde Company, Div. of Union Carbide Corporation, Appliance.

1972-61-A—F.D.—23-25 Spruce Street and 182 William Street, northeast corner, Block 103, Lot 1, Borough of Manhattan, Alt. 1493-60, re—fireproof stairway, exit lights, doors leading to fire-escapes and stairways.

1973-61-A—F.D.—17 Warren Street, south side, 210 feet—9 inches west of Broadway, Block 134, Lot 20, Borough of Manhattan, F.D. Violation Order No. 404798, re—sprinkler system.

1974-61-BZ—B.Bx.—929-939 Intervale Avenue and 880-890 Dawson Street, southeast corner, Block 2702, Lot 41, Borough of the Bronx, N.B. 2633-61, re—proposed gasoline service station, car wash, lubritorium, sale of accessories, minor repairs, parking and storage of more than 5 motor vehicles, business use district.

1975-61-BZ—B.B.—325-327 Kosciuszko Street, north side, 150 feet east of Throop Avenue, Block 1702, Lots 65, 55 and 67, Borough of Brooklyn, N.B. 3331-61, re—proposed metal products factory and off street loading; area excessive; 10 foot rear yard, business use district.

1976-61-BZ—B.M.—501-505 West 157th Street and 1956-1968 Amsterdam Avenue, northwest corner, Block 2116, Lot 37, Borough of Manhattan, Alt. 1421-60, re—proposed change in use from theatre and stores to carpet washing, storage, retail sale, stores, restaurant, business and residence use district.

1977-61-A—F.D.—Inflammable mixture—approval of Firestone Windshield Washer Solvent in six (6) ounce glass bottle—not in conformity with Administrative Code, F.D. Folder No. 122-884.

1978-61-SM—Polyflex Lighting Panels, luminous suspended ceilings, manufactured by Plastic Enterprises, Inc., Material.

1979-61-SM—Ali-Hoist (temporary construction personnel and material hoist), manufactured by Alimak-Verken AB, Material.

1980-61-BZ—B.Q.—122-10 to 122-18A New York Boulevard, southwest corner 122nd Avenue, Block 12256, Lot 12, Jamaica, Borough of Queens, N.B. 6046-61, re—proposed parking lot for parking of patrons and employees cars (more than 5 cars) accessory to a supermarket and stores; curb cuts local retail and residence use districts.

1981-61-BZ—B.M.—423 Madison Avenue, east side, 75 feet—5 inches south of East 49 Street, Block 1284, Lot 152, and 36-40 East 49th Street, south side 21 feet—6 inches east of Madison Avenue, Block 1284, Lot 50, Borough of Manhattan, Alt. 2211-61 and 2212-61, re—proposed cabaret in restricted retail use district.

1982-61-BZ—B.Q.—210-06 53rd Avenue, south side, 40 feet east of 210th Street, Block 7419, Lot 3, Bayside, Borough of Queens, Alt. 2445-59, re—one family dwelling, G-1 area—side yards, residence use district.

1983-61-BZ—B.Q.—233-15 Hillside Avenue, northwest corner, 234th Street, Block 7934, Lot 1, Bellerose, Borough of Queens, N.B. 3662-61, re—proposed relocation of curb cut into residence use portion of property and driveway—local retail and residence use districts.

1984-61-BZ—B.M.—107-109 West 96th Street, north side, 150 feet west of Columbus Avenue, Block 1851, Lot 25, Borough of Manhattan, Alt. 2107-61, re—proposed use of building for print shop for more than 5 people, residence use district.

1985-61-BZ—B.Q.—108-20 to 110-10 Horace Harding Expressway, southwest corner Colonial Avenue, Block 2160, Lot 2, Forest Hills, Borough of Queens, N.B. 4118-61, re—floor area of that portion of proposed building located in an E area district portion of plot exceeds that permitted under Zoning Resolution, retail and residence use districts.

1986-61-A—B.M.—106 West End Avenue, east side, 50 feet north of West 64th Street, Block 1156, Lot 4, Borough of Manhattan, Alt. 752-61, re—egress, fire passage, fire exits—cellar floor, fire escape.

1987-61-A—B.M.—72 Beekman Street, north side, 88 feet east of Gold Street, Block 99, Lot 19, Borough of Manhattan, Amendment to Alt. 617-58 re—fire-retarding of floors, factory.

1988-61-BZ—B.Bx.—1791 Westchester Avenue, north side, 80 feet east of St. Lawrence Avenue, Block 3786, part of Lot 1, Borough of The Bronx, Alt. 1092-61 re—change

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in use from Motion Picture Theatre to store, warehouse, loading berths and offices, retail and residence use districts.

1989-61-A—F.D.—54 West 22nd Street, south side, 142.4 feet south of Avenue of The Americas, Block 823, Lot 72, Borough of Manhattan, Violation Order No. 549180 and Decision re—sprinkler system.

1990-61-BZ—B.B.—997-999 Bedford Avenue, east side, 100 feet north of Lafayette Avenue, Block 1783, Lot 6, Borough of Brooklyn, Alt. 3898-61 re—proposed motor vehicle repairs with accessory welding, painting and spraying—business use district.

1991-61-A—B.Q.—57-27 49th Street, east side, 391.04 feet south of 56th Road, Block 2600, Lot 500, Maspeth, Borough of Queens, Alt. 2653-61 re—use of Class V construction for manufacturing and storage.

1992-61-A—F.D.—533 Greenwich Street and 99-101 Vandam Street, northeast corner, Block 597, Lot 37, Borough of Manhattan, Violation Order No. 493631 and Decision re—sprinkler system.

1993-61-A—B.Q.—32-27 103rd Street, east side, 260 feet south of 32nd Avenue, Block 1698, Lot 61, Corona, Borough of Queens, Alt. 2260-60 re—legalization of frame porch enclosure—fire limits.

1994-61-SA—Preway Gas Ranges, various models, manufactured by Preway Incorporated, Appliance.

1995-61-A—B.M.—170 East 64th Street, south side, 145 feet east of Lexington Avenue, Block 1398, Lot 47, Borough of Manhattan, Alt. 1380-61 re—Class III construction—office use.

1996-61-A—F.D.—153-22 to 153-24 Jamaica Avenue, south side, 350 feet east of 152nd Street, Block 8423, Lot 19, Jamaica, Borough of Queens, F.D. Order No. 1048-1, re—sprinkler system.

1997-61-SM—Polycast Acrylic Sheet, (glazing), manufactured by Polycast Corporation, Material.

1998-61-SA—Liquid Oxygen, Argon, Nitrogen Pumping, various models, (transport and transfer of liquid oxygen, argon or nitrogen), manufactured by National Cylinder Gas, Division of Chemetron Corporation, Appliance.

1999-61-BZ—B.Q.—94-00 Ditmars Boulevard, and 22-01 to 22-65 94th Street, southeast corner, 22-02 to 22-70 95th Street and 94-01 to 94-21 23rd Avenue (entire block), Block 1071, Lots 1, 25, 27, 29, 31 and 37, Jackson Heights, Borough of Queens, Alt. 2561-60 re—area excessive proposed public restaurant, cabaret, dining room, meeting rooms and ballroom; open parking in required open spaces; recess to outer court, loading berths, etc., residence use district.

2000-61-BZ—B.Q.—179-15 Grand Central Parkway, north side, 116.97 feet east of Tudor Place, Block 7239, Lots 67, 78 and 82, Jamaica, Borough of Queens, Alt. 1998-61 re—proposed extension of existing nursing home; rear yard, open parking for employees and visitors; and off street loading berth, residence use district.

2001-61-A—B.Q.—179-15 Grand Central Parkway, north side, 116.97 feet east of Tudor Place, Block 7239, Lots 67, 78 and 82, Jamaica, Borough of Queens, Alt. 1998-61, re—proposed extension of existing nursing home contrary to B of S & A resolution; proposed tunnel projecting beyond mapped street, etc.

2002-61-A—F.D.—Packaging of inflammable mixture known as Rust Buster in plastic (polyethelene) containers in New York City,—containers not in conformity with Administrative Code requirements.

2003-61-A—F.D.—306 Graham Avenue, southeast corner Ainslee Street, Block 2777, Lot 7, Borough of Brooklyn, Violation Order No. 536085, re—sprinkler system.

2004-61-A—B.B.—12-18 College Place, east side, 77 feet, 11 inches north of Love Lane, Block 236, Lot 43, Borough of Brooklyn, Alt. 2729-58, re—proposed change of occupancy in a two story Class 3 building to a garage use.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

RULES

	Last Publication
Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier, Rules..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of.	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture, Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime)..	Aug. 3, 1937—Vol. 22, No. 31
Dry Cleaning Establishments, Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior).....	April 15, 1958.
Fire Drill Rules	Dec. 28, 1961—Vol. 46, No. 52
Fire Resistive, Flameproof Materials, etc., Rules for Testing of Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	Sept. 21, 1961—Vol. 46, No. 38
Fireproof Wood, Testing of.....	June 30, 1960—Vol. 45, No. 26
Gas Shut-Off Rules	Apr. 13, 1937—Vol. 22, No. 15
Hatchway Protection	Apr. 7, 1925—Vol. 10, No. 14
Insulating Fibre Board Rules	June 5, 1928—Vol. 13, No. 23
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Mar. 25, 1952—Vol. 37, No. 13A
Oil Burner Rules	Feb. 11, 1947—Vol. 32, No. 6
Opening Protective Assemblies, Rules for Inspection of	June 25, 1959—Vol. 44, No. 25
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	May 27, 1954.
Plumbing Rules	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply)	Aug. 3, 1937—Vol. 22, No. 31
Procedure, Rules of	Nov. 13, 1956.
Smoking in Factories, Rules for..	Oct. 8, 1959—Vol. 44, No. 40
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	July 20, 1961—Vol. 46, No. 29
Sprinkler, Rules	June 30, 1960—Vol. 45, No. 26
Standpipe Fireline Rules	June 29, 1937—Vol. 22, No. 26
Structural Alterations, Reporting.	June 8, 1937—Vol. 22, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code)..	June 7, 1932—Vol. 17, No. 23
	Sept. 3, 1946—Vol. 31, No. 36

Zoning Resolution, Rule to Supplement Section 19-A—July 11, 1958.

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Section I, List of Approved Gas Fired Heating Equipment, Gas Burner and Heater Accessories. Oil Fired Heating Equipment and Oil Burner and Heater Accessories, issued June 1, 1955, listing all approvals through May 24, 1955.

Section II, List of Approved Concrete and Clay Products, issued June 27, 1958, listing all approvals through July 2, 1957.

These pamphlets may be purchased at 80 Lafayette Street, Manhattan. Single Copies \$1.25; By Mail—\$1.50 (Cash only).

Further Sections will be published, containing other approved materials and appliances.

JANUARY 16, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning, January 16, 1962*, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13. N. Y. on the following matters:

596-32-BZ—Vol. III

APPLICANT—Crinnion and Crinnion for Radin Holdings Incorporated, owner; New York General Tire Company, lessee.

SUBJECT—Application reopened October 31, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 7i of the Zoning Resolution, to permit in a business and residence district, the extension of the uses of an existing one story building used for the sale of tires and garage for 5 motor vehicles located in the business portion of the premises to include wheel alignment and balancing and relining and adjustment of brakes, the open area in the business district to be used for patron and employees.

PREMISES AFFECTED—619 East Fordham Road, northwest corner of Hughes Avenue, Block 3273, Lot 252, Borough of The Bronx.

279-33-BZ—Vol. II

APPLICANT—Albert J. Marlo for Newman Building Company, Incorporated, owner; California Oil Company, lessee.

SUBJECT—Application reopened October 24 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c, 7A and 21 of the Zoning Resolution, to permit in a local retail and residence use D and F area district the reconstruction and extension in area of an existing gasoline service station, lubritorium, office and accessory sales, auto washing (non-automatic) minor repair shop, safety inspection station and the parking and storage of more than five cars extending into the residence portion of the premises with curb cuts, ground sign within 75 feet of a residence use district, the parking area encroaches on the required setbacks.

PREMISES AFFECTED—127-02 to 127-16 New York Boulevard and 161-40 to 161-60 Baisley Boulevard, south west corner and 161-45 to 161-55 128th Avenue Block 12269, Lots 29 and 35, Springfield Gardens, Borough of Queens.

146-57-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Frank Mastramauro, owner.

SUBJECT—Application reopened November 8, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in an unrestricted and residence use district, the use of the open area located in the residence portion of the premises for the parking of more than five motor vehicles and access to the factory and garage, with repair shop, lubritorium, welding shop, paint shop and upholstery shop located in the unrestricted portion of the premises.

PREMISES AFFECTED—219-29 141st Avenue, north side, 100.24 feet east of 219th Street, Block 13143, Lot 109, Springfield, Borough of Queens.

364-58-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Jeanne S. Diloreto, owner.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail use, "D" area district, in an existing one story and cellar building that exceeds the permitted area coverage, the construction of a second floor for use as offices.

PREMISES AFFECTED—80-21 to 80-23 164th Street, east side, 60.43 feet north of 81st Avenue, Block 7014, Lot 26, Flushing, Borough of Queens.

1616-61-A

APPLICANT—Lama Proskauer and Prober for Jeanne Diloreto, owner.

SUBJECT—Application filed August 30, 1961—Appeal from a decision of the Borough Superintendent, re—walls.

PREMISES AFFECTED—80-21 to 80-23 164th Street, east side, 60.43 feet north of 81st Avenue, Block 7014, Lot 26, Flushing, Borough of Queens.

767-59-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Twin Container Company, Incorporated, owner.

SUBJECT—Application reopened October 31, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7e, 7h & 21 of the Zoning Resolution, to permit in a local retail and residence use C area district, the erection of a one story extension to an existing two story building and the change in use from bakery, storage and packing and store to a smoked meat processing plant, office, storage and locker rooms with private parking and loading and unloading in the open area, the proposed extension exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—13-15 Sumpter Street, north side, 250 feet west of Patchen Avenue, and 100-106 Marion Street, Block 1695, Lots 16, 17, 18 and 42, Borough of Brooklyn.

947-61-BZ

APPLICANT—Charles A. Buckley, Jr. for Southmore Realty Corporation, owner; Hawthorne Garage Corporation, lessee.

SUBJECT—Application June 7, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district, in an existing 12 story and penthouse multiple dwelling the use of the vacant parking space in the required accessory garage for transient parking.

PREMISES AFFECTED—209-223 (211 official) East 53rd Street, north side, 100 feet east of Third Avenue, Block 1327, Lots 5, 6, 7, 8, 8½, 9, and 10, Borough of Manhattan.

948-61-A

APPLICANT—Charles A. Buckley, Jr. for Southmore Realty Corporation, owner; Hawthorne Garage Corporation, lessee.

SUBJECT—Application June 7, 1961—Filed pursuant to Section 60 of the Multiple Dwelling Law re—Parking for transients in Multiple Dwelling.

PREMISES AFFECTED—209-223 (211 official) East 53rd Street, north side, 100 feet east of Third Avenue, Block 1327, Lots 5, 6, 7, 8, 8½, 9, and 10, Borough of Manhattan.

1402-61-BZ

APPLICANT—Crinnion and Crinnion for Ludwig J. Grill, owner.

SUBJECT—Application September 1, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a three story, two family dwelling

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that encroaches on the required setbacks from a mapped street.

PREMISES AFFECTED—1038 Neill Avenue, southwest corner of Hone Avenue, Block 4269, Lot 8, Borough of The Bronx.

1404-61-BZ

APPLICANT—Arnold W. Lederer for Josephine Gabriel, owner.

SUBJECT—Application August 25, 1961—decision of the Borough Superintendent, under Sections 7i and 21 of the Zoning Resolution, to permit in business use district, the change in occupancy of an existing one story building from a junk yard and chicken market to an auto repair shop with body and fender repairs, welding, painting and spraying.

PREMISES AFFECTED—2774-2780 East 14th Street, west side, 136 feet, 9 inches north of Neptune Avenue, Block 7487, Lot 40, Borough of Brooklyn.

1415-61-BZ

APPLICANT—Max Siegel Associates for G.A.L. Electro Mechanical Service, owner.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Sections 7a and 7c of the Zoning Resolution, to permit in a retail and residence use district, in an existing three story building, the extension of the factory use on the second and third floor to the first floor presently used for storage.

PREMISES AFFECTED—331-343 East 102nd Street, north side, 75 feet west of First Avenue, Block 1674, Lot 19, Borough of Manhattan.

1421-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Carnegie Endowment for International Peace, owner; Chazen's Garage, Incorporated, lessee.

SUBJECT—Application September 11, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a restricted retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—335 East 46th Street, north side, 225 feet west of First Avenue, Block 1339, Lot 17, Borough of Manhattan.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, Southeast Corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

1423-61-BZ

APPLICANT—Leonard F. Rothkrug for Abraham Zirman, owner; Strauss Stores, lessee.

SUBJECT—Application September 8, 1961, decision of the Borough Superintendent, under Sections 7e & 7A and 21 of the Zoning Resolution, to permit in a local retail use "D" area district, in an existing retail store, for sale of auto accessories, the addition of accessory minor auto repairs with acetylene torch for the installation of seat covers, tires, mufflers and tail pipes, the change of an off-street loading to a service area, thereby making the building have excess area coverage and the use of the curb cut within 75 feet of a residence district for a term of fifteen years.

PREMISES AFFECTED—1178 Castle Hill Avenue, southeast corner of Gleason Avenue, Block 3820, Lot 9, Borough of The Bronx.

292-57-BZ

APPLICANT—Herman Kron for 61-44 Fresh Meadow Road, Inc., owner.

SUBJECT—Application reopened December 5, 1961 for consideration as to extension of time to complete, expired June 7, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7e, 7A, 7h, and 7i of the Zoning Resolution, permitting in a retail and residence use district, the reconstruction and maintenance of a gasoline service station, lubritorium, motor vehicle repair shop and sale of used cars, parking and storage of more than 5 cars, with curb cuts within 75 feet of a residence use district and a ground sign on the retail use portion.

PREMISES AFFECTED—130-36 Merrick Boulevard, northwest corner of 130th Road, Block 12541, Lot 50, St. Albans, Borough of Queens.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

636-60-BZ—Vol. II

APPLICANT—Robert Gottlieb for Hermany Realty Company, owner.

SUBJECT—Application reopened April 11, 1961 as Volume II—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for parking and storage of more than five (5) cars of the passenger type for employees only, no fees charged.

PREMISES AFFECTED—2310 Hermany Avenue, south side, 88 feet east of Havemeyer Avenue, Block 3697, Lot 11, Borough of The Bronx.

Hearing closed—Laid over from July 11, 1961 to July 25, 1961, for inspection and decision; applicant to submit diagram and statement; then laid over for re-inspection and decision; date to be set; owner to comply with the requirements of previous resolutions; applicant to submit letter reporting compliance; then set for January 16, 1962.

687-54-BZ—Vol. II

APPLICANT—Gill and Halpern for Estate of Louis Pillari; Kathleen Pillari Administrator.

SUBJECT—Application reopened September 26, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a retail use district in an existing building occupied as a garage for more than five motor vehicles, the extension of the uses to include minor auto repairs and gasoline service station.

PREMISES AFFECTED—11-06 to 11-08 30th Avenue and 9-40 Main Street, south west corner, Block 507, Lot 31, Astoria, Borough of Queens.

Hearing closed—Laid over from December 12, 1961 to January 16, 1962, for decision.

1308-61-BZ

APPLICANT—Carl H. Salminen for Bard Holding Corporation, owner.

SUBJECT—Application August 10, 1961—decision of the Borough Superintendent, under Sections 7e, 7i, 7A and 21 of the Zoning Resolution, to permit in a retail use, "D" area district, the erection of a one story extension for use as a garage with roof parking and repair of owners trucks in conjunction with the existing uses of machine shop, office, vault, garage and dwelling, the proposed extension exceeds the permitted area coverage, encroaches on the required rear yard, and has business entrances within 75 feet of a residence use district for a stated term of 20 years.

PREMISES AFFECTED—222-15 to 222-19 Northern Boulevard, northwest corner of 223rd Street, 43-33 222nd Street, Block 6328, Lots 1 and 39, Bayside, Borough of Queens.

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Hearing closed—Laid over from November 28, 1961, to December 12, 1961, for inspection and decision; then to January 16, 1962, for decision; applicant to submit new plans.

1354-61-BZ

APPLICANT—Carl H. Salminen for Free Gospel Church Assemblies of God, owner.

SUBJECT—Application August 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use D-D area district, the erection of a two story and basement extension to an existing church that exceeds the permitted area coverage and encroaches on the required setbacks from a mapped street.

PREMISES AFFECTED—156-15 Sanford Avenue, 41-30 157th Street, northwest corner, Block 5329, Lot 32, Flushing, Borough of Queens.

Hearing closed—Laid over from December 5, 1961, to December 12, 1961, for inspection and decision; then to January 16, 1962, for decision; applicant to submit revised drawings.

577-42-BZ—Vol. II

APPLICANT—George H. Colin for Cities Service Oil Company, owner.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7c of the Zoning Resolution, to permit in a residence and business use district, the reconstruction and extension in area of an existing gasoline service station with lubritorium, minor motor vehicle repairs, car wash and the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—6833 Shore Road and 1-9 Bay Ridge Avenue, north east corner, Block 5859, Lots 10 and 12, Borough of Brooklyn.

Hearing closed—Laid over from December 12, 1961 to December 14, 1961, for decision; then to January 16, 1962, for decision; applicant to submit revised drawings and obtain new decision from Borough Superintendent.

MAX H. FOLEY, *Chairman.*

JANUARY 16, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, January 16, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

219-49-SM

APPLICANT—Lee Lime Corporation, owner—hydrate lime.

262-57-SA

APPLICANT—Detrex Chemical Industries, Inc., owner—dry cleaning equipment.

263-57-SA

APPLICANT—Detrex Chemical Industries, Inc., owner—dry cleaning equipment.

264-57-SA

APPLICANT—Detrex Chemical Industries, Inc., owner—dry cleaning equipment.

265-57-SA

APPLICANT—Detrex Chemical Industries, Inc., owner—dry cleaning equipment.

266-57-SA

APPLICANT—Detrex Chemical Industries, Inc., owner—dry cleaning equipment.

270-57-SM

APPLICANT—Johns-Manville Sales Corp., owner—one-hour fireproof partition, non-load bearing.

336-57-SA

APPLICANT—The Peerless Heater Co., Div. of Eastern Foundry Company, owner—gas-fired heating boiler.

365-57-SA

APPLICANT—Detrex Chemical Industries, Inc., owner—dry cleaning equipment.

455-57-SA

APPLICANT—Berger Furnace Corp., owner—oil-fired warm air furnace.

840-57-SM

APPLICANT—Utilex Division of Hoover Ball & Bearing Company, owner—anti-syphon ballcock.

853-57-SM

APPLICANT—Firestone Steel Products Co., Division of Firestone Tire & Rubber Company, owner—container for pre-mixed Pepsi-Cola.

43-60-SM

APPLICANT—Bonney Forge & Tool Works, owner—outlet fittings for copper or brass pipe or tube.

604-60-SA—The Magic Chef Division of Dixie Products Co., Inc., owner—domestic cooking range.

221-61-SA

APPLICANT—American Laundry Machinery Industries, Div. of McGraw-Edison Company for Challenge-Cook Bros., owner—gas-fired clothes dryer.

841-61-SA

APPLICANT—Westinghouse Electric Corp., owner—elevator Buffer.

637-61-A

APPLICANT—De Rose and Cavalieri for La Guardia Memorial House, Incorporated, owner.

SUBJECT—Application May 3, 1961—Appeal from a decision of the Borough Superintendent re—egress, corridors etc.

PREMISES AFFECTED—309-313 East 116th Street, north side, 140 feet east of Second Avenue, Block 1688, Lots 6½ and 7, Borough of Manhattan.

482-61-A

APPLICANT—Spiegel and Davis for Stephen Vali and Adam Damascus and Leonidas Damascus, owners.

SUBJECT—Application April 18, 1961—Review of a decision of the Borough Superintendent, re—single room occupancy.

PREMISES AFFECTED—165 West 80th Street, north side, 150 feet east of Amsterdam Avenue, Block 1211, Lot 7, Borough of Manhattan.

716-61-A

APPLICANT—Rogers, Isquith, Backer and Gussak for Cedroc Holding Corporation, owner; The Park Town House Nursing Home, lessee.

SUBJECT—Application May 22, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—57-61 East 91st Street, north side, 130 feet east of Madison Avenue, Block 1503, Lot 26, Borough of Manhattan.

402-61-A

APPLICANT—Irwin Emerman for 179 Stanton Street Corporation, owner.

SUBJECT—Application March 30, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—179 Stanton Street, south side, 74 feet 11 inches west of Attorney Street, Block 349, Lot 52, Borough of Manhattan.

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1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law—re height and bulk.

PREMISES AFFECTED—117 East 71st Street north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

1426-61-A

APPLICANT—Crinnion and Crinnion for Henry Herion, owner.

SUBJECT—Application September 13, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation Section 216 and Section 34 Subd. 6 of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—114 East 91st Street, south side, 175 feet east of Park Avenue, Block 1519, Lot 65, Borough of Manhattan.

184-61-A

APPLICANT—Henry Nordheim for Leah Slapo, owner.

SUBJECT—Application February 15, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—171 Spring Street, north side, 70 feet 2 inches east of Thompson Street, Block 502, Lot 41, Borough of Manhattan.

185-61-A

APPLICANT—Plastic Kitchen Company, lessee; Nathaniel Roven, owner.

SUBJECT—Application February 15, 1961—Appeal from an order of the Fire Commissioner re—bars on windows.

PREMISES AFFECTED—1612-1616 Broadway, southwest corner of Macon Street, Block 1499, Lot 1, Borough of Brooklyn.

186-61-A

APPLICANT—Halperin, Natanson, Shivitz, Scholer and Steingut for Jacob Goodman and Company, Incorporated, owner; W. W. Elzea Incorporated, lessee.

SUBJECT—Application February 16, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—182 Duane Street, south side, 229 feet 11 inches west of Hudson Street, Block 141, Lot 23, Borough of Manhattan.

867-61-A

APPLICANT—Samuel Rosenblum for Beta Press Incorporated, owner.

SUBJECT—Application June 6, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—57 Warren Street, south side, 49 feet 11½ inches east of West Broadway, Block 133, Lot 19, Borough of Manhattan.

551-60-A

APPLICANT—Abraham Grossman for Local Textile Mills, Incorporated, owner.

SUBJECT—Application July 1, 1960—Appeal from a decision of the Borough Superintendent re—egress.

PREMISES AFFECTED—240-242 West 23rd Street, south side, 337 feet 6 inches east of 8th Avenue, Block 772, Lot 67, Borough of Manhattan.

202-61-A

APPLICANT—H. E. Horwood for Estate of Robert Hotkins, c/o Albert S. Hotkins.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—213-217 Grand Street, south side, 40 feet 1 inch west of Elizabeth Street, 97 Elizabeth Street, Block 238, Lot 16, Borough of Manhattan.

280-61-A

APPLICANT—Dolg Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order and a decision of the Fire Commissioner re—iron shutters.

PREMISES AFFECTED—372 Broome Street, northeast corner, Mott Street, 177 Mott Street, Block 480, Lot 37, Borough of Manhattan.

305-61-A

APPLICANT—Henry C. Brucker for John and George Merkel, owners.

SUBJECT—Application March 16, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 building—repair shop.

PREMISES AFFECTED—64-30 Shaler Avenue, east side, 310.28 feet north of Cypress Hills Street, Block 3640, Lot 74, Ridgewood, Borough of Queens.

372-61-A

APPLICANT—Albert B. Bauer for Uris 850 Third Avenue Corporation, owner.

SUBJECT—Application March 30, 1961—Appeal from a decision of the Borough Superintendent, re—gasoline dispenser below street level.

PREMISES AFFECTED—838-852 Third Avenue, 161-175 East 51st Street, northwest corner, and 160-166 East 52nd Street, Block 1306, Lots 30, 32 and 41, Borough of Manhattan.

541-61-A

APPLICANT—Seymour A. Mitteldorf for Comax Realty Corporation, owner.

SUBJECT—Application April 19, 1961—Appeal from a decision of the Borough Superintendent re—egress, bulkhead, winders on stairs, elevator openings, live load, etc.

PREMISES AFFECTED—80 West 40th Street, 1054-1056 Avenue of the Americas, southeast corner, Block 841, Lot 89, Borough of Manhattan.

1408-61-A

APPLICANT—Hector Ferreras for Fred Goldhirsch, owner.

SUBJECT—Application September 6, 1961—Filed pursuant to Section 36 Art. III of the General City Law re—Building not facing legal street.

PREMISES AFFECTED—194 Seidman Avenue, west side, 37.76 feet north of Koch Boulevard Block 5363, Lot 44, Eltingville, Borough of Richmond.

1409-61-A

APPLICANT—Hector Ferreras for Fred Goldhirsch, owner.

SUBJECT—Application September 6, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—186 Seidman Avenue, east side, 64.42 feet north of Koch Boulevard, Block 5362, Lot 53, Eltingville, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

JANUARY 23, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, January 23, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matters:

327-41-BZ—Vol. II

APPLICANT—Philip P. Agusta for Joseph Foraldo, owner.

SUBJECT—Application reopened November 8, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension of the uses in an existing

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one story building presently occupied as a rag and metal storage to include rag baling, junk shop and metal storage and use of an oxy-acetylene torch for junk and metal storage in the open area and parking of cars.

PREMISES AFFECTED—191-195 Woodpoint Road and 230-234 Skillman Avenue, southeast corner, Block 2893, Lot 12, Borough of Brooklyn.

883-48-BZ—Vol. II

APPLICANT—Benjamin F. Nolan for Engledrum Service Station, Incorporated, owner.

SUBJECT—Application reopened October 24, 1961, as Volume II—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension in area and the erection of an extension to an existing gasoline service station with accessory uses of lubritorium, auto laundry, parking and storage of more than five motor vehicles, motor vehicle repairs and a two car garage.

PREMISES AFFECTED—3590 East Tremont Avenue, southwest corner of Lafayette Avenue, Block 5543, Lots 6 and 16, Borough of The Bronx.

611-52-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Edward Baker, owner.

SUBJECT—Application reopened November 8, 1961 as Volume IV—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district for a temporary term of twenty years, the erection of a one story and cellar building for use as stores and storage with curb cuts for the parking of patrons and employees cars and loading and unloading in the open area.

PREMISES AFFECTED—35-01, 35-05 and 35-09 24th Street and 24-02 to 24-08 35th Avenue, southeast corner, Block 338, Lots 19 and 25, Borough of Queens (Long Island City).

25-57-BZ—Vol. III

APPLICANT—Hodges Reavis McGrath and Downey for Davmac Corporation, owner.

SUBJECT—Application reopened October 3, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, E-1 area district, the erection of a one story extension to a building for the manufacturing storage and sale of tires, office and the parking of more than five motor vehicles and the extension of the uses to include wheel alignment, brake adjustment and repairs, the proposed structure exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—221-18 Merrick Boulevard, southeast corner of 221st Street, Block 13100, Lot 26, Laurelton, Borough of Queens.

179-61-BZ—Vol. II

APPLICANT—Benjamin F. Nolan for Samuel and Ceilia B. Waterman, owners.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district the erection and maintenance of a gasoline service station, lubritorium, sales and office, minor auto repairs and the parking and storage of motor vehicles.

PREMISES AFFECTED—1070 White Plains Road, southwest corner of Watson Avenue, Block 3733, Lots 26, 28 and 29, Borough of The Bronx.

1413-61-BZ

APPLICANT—Charles M. Spindler for 30-30 21st Street Corporation, owner.

SUBJECT—Application September 7, 1961—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district

on a plot presently occupied as a lumber yard, the erection and maintenance of a gasoline service station, lubritorium, auto washing (non-automatic) office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—30-36 to 30-46 (30-40 official) 21st Street, 14-50 to 14-58 30th Road, southwest corner, Block 535, lot 46, Long Island City, Borough of Queens.

1424-61-BZ

APPLICANT—Lama, Proskauer and Prober for Hyman Bazerman, owner.

SUBJECT—Application September 13, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a local retail use district, the change in occupancy of an existing one story building occupied as a storage garage to manufacturing, storage, loading and unloading and offices for a temporary term of twenty years.

PREMISES AFFECTED—2859-2865 West 37th Street, east side, 190 feet north of Mermaid Avenue, Block 7004, Lot 60, Borough of Brooklyn.

1429-61-BZ

APPLICANT—Robert Gottlieb for Frank Feller, owner.

SUBJECT—Application September 14, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for not more than four (4) cars for a temporary term of five years.

PREMISES AFFECTED—48 West 167th Street, south side, 49.36 feet west of Anderson Avenue, Block 2509, Lot 55, Borough of The Bronx.

1437-61-BZ

APPLICANT—John J. Tricarico for Pitta Funeral Home, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, the extension of the accessory parking of a funeral establishment into the residence portion of the premises.

PREMISES AFFECTED—292-302 McDonald Avenue, west side, 90 feet south of Caton Avenue, and 21 Dahill Road, Block 5323, Lots 17 and 80, Borough of Brooklyn.

1442-61-BZ

APPLICANT—Lama, Proskauer and Prober for Kinney Motors, Incorporated, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7i of the Zoning Resolution, to permit in a business use district on a plot presently occupied for the sale and display of new and used cars, the erection of a one story building for the servicing and repair of the owners cars with lubritorium, storage room and office.

PREMISES AFFECTED—2204-2216 Coney Island Avenue, 923-937 Avenue S, northwest corner, Block 6685, Lots 49 and 53, Borough of Brooklyn.

898-54-BZ

APPLICANT—Philip P. Agusta for Joseph Faraldo, owner.

SUBJECT—Application reopened December 13, 1961 for consideration as to extension of time to complete, expired December 22, 1956; extension of term of variance, expired October 11, 1960 and amendment of resolution—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the use of premises as a junk yard.

PREMISES AFFECTED—233-235 Skillman Avenue, north side, 136 feet 7 inches east of Woodpoint Road, Block 2884, Lot 39, Borough of Brooklyn.

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1667-61-A

APPLICANT—Philip P. Agusta for Joseph Faraldo, owner.
SUBJECT—Application October 10, 1961—Appeal from a decision of the Borough Superintendent re—frame building, business use, exits.

PREMISES AFFECTED—233-235 Skillman Avenue, north side, 136 feet, 7 inches east of Woodpoint Road, Block 2884, Lot 38 (formerly 39), Borough of Brooklyn.

158-59-BZ

APPLICANT—Robert Gottlieb for Congregation Center of Israel, owner.

SUBJECT—Application reopened December 13, 1961 for consideration as to extension of time to complete, expired June 28, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 21 of the Zoning Resolution, permitting in a B area district, the erection of a one story extension to the rear of the south building which will encroach on the required rear yard.

PREMISES AFFECTED—2315-2323 Grand Concourse, west side, 147 feet north of East 183rd Street and 2314 Creston Avenue, Block 3164, Lots 9 and 29, Borough of The Bronx.

854-59-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr., for Nathan Greenbaum, owner.

SUBJECT—Application reopened December 13, 1961 for consideration as to extension of time to complete, expired June 14, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for the parking and storage of more than five (5) motor vehicles.

PREMISES AFFECTED—Manor Avenue, east side, 100 feet south of East 174th Street, Block 3866, Lots 34 and 36, Borough of The Bronx.

384-58-BZ

APPLICANT—Rogers and Butler for New York Medical College, Flower and Fifth Avenue Hospitals, owner.

SUBJECT—Application reopened December 13, 1961 for consideration as to extension of term of variance, expired December 2, 1963—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district use of the premises as a private parking lot for more than five (5) motor vehicles restricted to the staff of the medical college and hospital and visiting physicians and patients' visitors.

PREMISES AFFECTED—1-15 East 106th Street, north side, and 2, 4, 6, 12 and 18 East 107th Street, south side, 99 feet, 10 inches east of 5th Avenue, Block 1612, Lots 5, 60, 62, 66, 67 and 68, Borough of Manhattan.

MAX H. FOLEY, *Chairman*.

JANUARY 23, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, January 23, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:*

120-55-SM

APPLICANT—Pacific Foundry Co., Ltd., owner—pipe & fittings for acid waste lines.

335-57-SA

APPLICANT—Peerless Heater Company, Division of Eastern Foundry Co., owner—oil-fired boiler.

70-58-SM

APPLICANT—Clad Rex Corporation, owner—interior wall covering.

83-58-SM

APPLICANT—Wasco Products, Inc., owner—flashing materials.

90-58-SM

APPLICANT—Artic Roofing, Inc., owner—roof covering.

202-58-SM

APPLICANT—National Metal Door & Buck Corp., owner—a one-hour fire resistive opening protective assembly.

111-60-SA

APPLICANT—Elliot Shapiro for Western Laundry Machinery Co., owner—commercial dry cleaning washer-extractor.

334-60-SA

APPLICANT—The Deming Division, Crane Company, owner—pumps for removing oil or gasoline from tanks, barges or underground tanks.

617-60-SM

APPLICANT—The Glidden Company, owner—a polyester wall finish.

564-61-SM

APPLICANT—Coldwater Brass Company, owner—anti-siphon ballcock.

667-61-SA

APPLICANT—Orr & Sembower, Inc., owner—combination oil/gas fired generator.

690-61-SM

APPLICANT—Etna Pozzolana Corporation, owner—admixture to plaster.

848-61-SA

APPLICANT—Chrysler Airtemp, owner—oil-fired equipment.

916-61-SA

APPLICANT—Thermice Corporation, owner—tank storage for liquid CO₂.

814-57-A—Vol. II

APPLICANT—Managhan and Mattingly Esquires for Wheeler Yacht Company, Incorporated, owner.

SUBJECT—Application reopened June 13, 1961 as Volume II—appeal from an order and a decision of the Fire Commissioner, re—Sprinkler.

PREMISES AFFECTED—500-520 Compton Avenue north side from Pugley's Creek to Patterson Avenue, Block 3502, Lots 1, 2, 3, 4, 5, 6, and 7, Borough of The Bronx.

164-61-A

APPLICANT—Robert Teichman for E and A Building Corporation owner.

SUBJECT—Application February 8, 1961—Appeal from an order of the Fire Commissioner re—automatic smoking in factory.

PREMISES AFFECTED—633-635 Greenwich Street, northeast corner of Morton Street, Block 603, Lot 49, Borough of Manhattan.

178-61-A

APPLICANT—Joseph Kiell for Emily H. Walsh, owner.

SUBJECT—Application February 17, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—151 Spring Street, north side, 74 feet east of West Broadway, Block 501, Lot 36, Borough of Manhattan.

223-61-A

APPLICANT—Times Square Stores Corporation for Habco Estates, Incorporated, owner; Times Square-Springfield, Incorporated, lessee.

CALENDAR

SUBJECT—Application February 21, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—130-135 Merrick Boulevard, north side, 100 feet west of Farmers Boulevard, Block 12494, Lot 8, Springfield Gardens, Borough of Queens.

232-61-A

APPLICANT—Herman E. Horwood for Meyer Herschberg, owner.
SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—321 Greenwich Street, east side, 82 feet 1 inch south of Duane Street, Block 141, Lot 17, Borough of Manhattan.

781-61-A

APPLICANT—George M. Brignoli, Adjoining property owner.
OWNER OF PREMISES—Louis D'Esposito, owner.
SUBJECT—Application May 25, 1961—Refusal to Revoke Certificate of Occupancy—class 3 factory building.
PREMISES AFFECTED—1500 Ericson Place, northeast corner of Maitland Avenue, Block 5383, Lots 1 and 62, Borough of The Bronx.

MAX H. FOLEY, *Chairman.*

JANUARY 30, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning, January 30, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y.* on the following matters:

522-31-BZ—Vol. II

APPLICANT—Degenhardt, Miller and Lindberg for The Borden Company, owner.
SUBJECT—Application reopened September 13, 1961 as Volume II—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and unrestricted use district, the change in occupancy of an existing three story building from wagon storage and loading, office, stable, motor vehicle, storage and hay loft to storage garage, milk distributing and the repair of refrigeration equipment.
PREMISES AFFECTED—4902-4912 Glenwood Road and 1071-1121 East 49th Street, south east corner, Block 7733, Lot 21, Borough of Brooklyn.

221-32-BZ—Vol. III

APPLICANT—Lama, Proskauer and Prober for Big R. Service Center Incorporated, owner.
SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c, 7i & 7A of the Zoning Resolution, to permit in a business and residence use district, the extension in area and reconstruction of a gasoline service station, previously granted by the Board with accessory uses of lubritorium, minor auto repairs, car washing, storage room, office and sales, locker room, utility room and the parking and storage of motor vehicles in the open area with curb cuts in the residence district and show windows and business entrances within 75 feet of a residence use district.
PREMISES AFFECTED—463-491 Conduit Boulevard and 1016-1040 Liberty Avenue south east corner, and 430-440 Crescent Street, Block 4196, Lot 1, Borough of Brooklyn.

545-44-BZ—Vol. IV

APPLICANT—Max Slegel Associates for All States Holding Corporation, owner.
SUBJECT—Application reopened November 14, 1961 as Volume IV—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the change in use of the cellar of an

existing six story and cellar building from garage to photo studios, showrooms and incidental storage, the upper floors to retain the existing uses of showrooms, school, storage and factory.

PREMISES AFFECTED—415-423 East 53rd Street, north side, 194 feet East of First Avenue and 410-416 East 54th Street, Block 1365, Lot 9, Borough of Manhattan.

604-48-BZ—Vol. III

APPLICANT—Lama Proskauer and Prober for 363-373 Prospect Place, Incorporated, owner.
SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c & 19A (j) of the Zoning Resolution, to permit in a unrestricted business and residence use district, the change in use of an existing one story and basement building from public garage to manufacturing and assembly of electric and amusement devices, office and loading and unloading berth less than 12 feet in width and a business sign.
PREMISES AFFECTED—344 St. Marks Avenue, south side, 96 feet 8 inches west of Washington Avenue, and 363-373 Prospect Place, Block 1153, Lot 27, Borough of Brooklyn.

1727-61-A

APPLICANT—Lama Proskauer and Prober for 363-373 Prospect Place, Incorporated, owner.
SUBJECT—Application filed September 28, 1961—Appeal from a decision of the Borough Superintendent, re exits.
PREMISES AFFECTED—344 St. Marks Avenue, south side, 96 feet, 8 inches, west of Washington Avenue, and 363-373 Prospect Place, Block 1153, Lot 27, Borough of Brooklyn.

415-55-BZ—Vol. II

APPLICANT—Burke and Groh for C.B.S. Realty Corporation, owner; Bay Chevrolet, Incorporated, lessee.
SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a local retail and residence use, D & G area district, at an existing auto showroom with service of new and used cars and trucks, car conditioning, storage and sale of parts with auto repairs as previously granted by the Board and open parking, the erection of a one story extension for car conditioning and roof parking into the residence portion of the premises that encroaches on the required rear and side yards.
PREMISES AFFECTED—240-02 Northern Boulevard, south west corner of Alameda Avenue, Block 8167, Lot 1, Bayside, Borough of Queens.

160-59-BZ—Vol. II

APPLICANT—Burke and Groh for Catherine, Conchetta, Philomena and James DiJorio, owners.
SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7i of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station to provide new accessory building, additional gas tanks and pumps and retain the uses of lubritorium, car washing (non-automatic) office and sale of accessories, minor repairs with hand tools only and the parking of cars awaiting service in the open area.
PREMISES AFFECTED—33-21 21st Street, north east corner of 33rd Road, Block 556, Lots 14, 15 and 18, Long Island City, Borough of Queens.

1376-61-BZ

APPLICANT—Samuel Carr for Franshir Realty Company, Incorporated, owner.
SUBJECT—Application August 28, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use district for a stated term of years, the maintenance of a parking

CALENDAR

lot for the employees and employers cars of the factory building on Lot 1 of Block 228.
PREMISES AFFECTED—47-33 37th Street, east side, 240 feet north of 48th Avenue, Block 228, Lot 16, Long Island City, Borough of Queens.

1403-61-BZ

APPLICANT—J. Jacques Stone for Michael Tuch Foundation Incorporated, owner.

SUBJECT—Application September 5, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing one story building from garage to a warehouse with packaging, mailing, shipping and office for a temporary term of ten (10) years.

PREMISES AFFECTED—560 St. Johns Place, south side, 283 feet 8 inches east of Classon Avenue, Block 1178, Lot 24, Borough of Brooklyn.

1439-61-BZ

APPLICANT—John J. Tricarico for Glen Terrace Caterers, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension of the proposed accessory parking to an existing catering establishment into the residence portion of the premises.

PREMISES AFFECTED—5305-5315 Avenue N, north side, 40 feet east of East 53rd Street, 1599 East 53rd Street, Block 7878, Lots 4, 7, 11, Borough of Brooklyn.

1447-61-BZ

APPLICANT—Burke and Groh for Jamaica 169th Street Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use C area district on a plot presently occupied with a frame dwelling, the erection of a one story building for use as a warehouse and office with parking and unloading area, the proposed building exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—170-10 93rd Avenue, south side, 75.06 feet east of 170th Street, Block 10219, Lot 3, Jamaica, Borough of Queens.

1450-61-BZ

APPLICANT—Leonard F. Rothkrug for Bayview Apartments, Incorporated, owner.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Sections 19B (d) and 21 of the Zoning Resolution, to permit in a residence use, F area district, the reduction of a 124 car accessory garage in an existing multiple dwelling to a 36 car garage and the alteration of the garage space into 16 apartments thereby exceeding the gross floor area and the permitted area coverage.

PREMISES AFFECTED—84-50 169th Street, west side, 165.01 feet north of Gothic Drive, Block 9860, Lot 40, Jamaica, Borough of Queens.

1451-61-A

APPLICANT—Leonard F. Rothkrug for Bayview Apartments, Incorporated, owner.

SUBJECT—Application September 8, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for a variation of Section 34, subdivision 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—84-50 169th Street, west side, 165.01 feet north of Gothic Drive, Block 9860, Lot 40, Jamaica, Borough of Queens.

1462-61-BZ

APPLICANT—Henry Wolinsky for Wilfred L. Roger, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use G area district, the maintenance of a two car accessory garage to a one family dwelling that encroaches on the rear lot line.

PREMISES AFFECTED—20 Shore Road, northeast corner of Pelham Bay Parkway, Block 5651, Lot 10, Borough of The Bronx.

1596-61-BZ

APPLICANT—George Rusciano for Crest Towers and Salvator Realty Corporation, owners.

SUBJECT—Application October 20, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a local retail use D area district, the erection of a one story and basement building for use as bowling alleys with cocktail lounge and snack bar, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—3955 Baychester Avenue, 1950 Strang Avenue, southwest corner, Block 4954, Lots 18, 38 and 42, Borough of The Bronx.

799-51-BZ—Vol. I

APPLICANT—Lama, Proskauer and Prober for The A. L. F. Realty Company, Inc., owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired June 11, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in the residence use portion of a lot located in a residence and business use district, the parking of patrons' cars on unbuilt portion of lot.

PREMISES AFFECTED—1380-1392 Rockaway Parkway, west side, 204 feet 10 inches south of Farragut Road and 1019-1039 East 96th Street, Block 8165, Lots 21 and 48, Borough of Brooklyn.

526-57-BZ

APPLICANT—Leonard F. Rothkrug for John Curran, owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired April 8, 1963—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and manufacturing use district, the maintenance of a parking lot.

PREMISES AFFECTED—22-28 North Portland Avenue, west side, 172 feet 8 inches south of Flushing Avenue, Block 2027, Lots 34, 35, 36, 37 and 38, Borough of Brooklyn.

137-56-BZ

APPLICANT—Leonard F. Rothkrug for Frank Ward, owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expires January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and local retail use district, the maintenance of a parking lot for non-transient parking of motor vehicles.

PREMISES AFFECTED—238-240 McDougal Street, south side, 100 feet east of Rockaway Avenue, Block 1534, Lot 7, Borough of Brooklyn.

361-57-BZ

APPLICANT—Abraham Grossman for 175 Sullivan Street Corp., owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expires

CALENDAR

December 17, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for more than 5 motor vehicles.

PREMISES AFFECTED—175 Sullivan Street, east side, 150 feet north of West Houston Street, Block 525, Lot 3, Borough of Manhattan.

66-38-BZ—Vol. I

APPLICANT—Mazza and Seccia for First Leasing Corp., owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired December 18, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a local retail use district, the change of location of curb cut for reduced parking lot.

PREMISES AFFECTED—350 Avenue of the Americas and 88-90 southeast corner, Block 552, part of Lot 1, Borough of Manhattan.

530-42-BZ—Vol. III

APPLICANT—Mazza and Seccia for Edward Rudin and Henry Rudin, owners.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired October 23, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a local retail use district, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—358-374 Avenue of the Americas, east side, from Washington Place to Waverly Place, 126-130 Waverly Place and 87 Washington Place, Block 552, Lot 37, Borough of Manhattan.

693-61-BZ

APPLICANT—Carl H. Salminen for Cosmo Pacetta, owner.

SUBJECT—Application May 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E area district, the erection of a one story building with less than the required setback for an E area district, and for use as a refreshment stand for the sale of soda, candy, cigarettes, frankfurters and sandwiches, sale of fishing bait and tackle, boat rental and installation of two gasoline tanks and two pumps for the refueling of boats.

PREMISES AFFECTED—120 Beach 9th Street, east side, (361.38 feet mapped) 366.53 feet south of Seagirt Avenue, Block 15612, Lot 55, Far Rockaway, Borough of Queens.

Hearing closed—Laid over from September 19, 1961 to October 17, 1961, for inspection and decision; Applicant to submit letter from City; then to November 14, 1961, for decision; applicant to inform the Board in regard to permission to use the adjoining lot; then laid over at request of applicant, date to be set for decision, after applicant reports as to possible purchase of adjoining lot 51; then set for January 30, 1962.

MAX H. FOLEY, *Chairman.*

JANUARY 30, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, January 30, 1962, at 2 o'clock at 80

Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

204-61-A

APPLICANT—Robert Teichman for Hurlow Holding Corporation, owner.

SUBJECT—Application February 17, 1961—Appeal from a decision of the Borough Superintendent re—fire escape; and an order and a decision of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—458 Broadway, 121-123 Grand Street, southeast corner, Block 232, Lot 12, Borough of Manhattan.

243-61-A

APPLICANT—Benjamin R. Levinson, for Harry and Frank Paul, owners.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—54 Lispenard Street, south side, 240 feet 1¾ inches west of Broadway, Block 194, Lot 29, Borough of Manhattan.

267-61-A

APPLICANT—Daniel Arvan for 495 Broadway Corporation, owner; New Era Letter Company, Inc., and New Era Lithograph Company, Incorporated, lessees.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—499 Broadway, west side 99 feet 8 inches north of Broome Street, and 70 Mercer Street, Block 484, Lot 23, Borough of Manhattan.

269-61-A

APPLICANT—Lama, Proskauer and Prober for Mercerway Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block 474, Lot 29, Borough of Manhattan.

401-61-A

APPLICANT—Henry I. Zeisel for Gellman and Zeisel, owners.

SUBJECT—Application March 28, 1961—Appeal from an order and decision of the Fire Commissioner re—sprinkler system; and a decision of the Borough Superintendent re—non-fireproof construction—exits, factory.

PREMISES AFFECTED—216 Centre Street, east side, 150½ feet south of Grand Street, Block 235, Lot 9, Borough of Manhattan.

696-61-A

APPLICANT—Jacob Fisher and Donald D. Fisher for Frederick F. Lowenfels and Son, owner.

SUBJECT—Application May 16, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—16-18 Jay Street, south side, 75 feet 10 inches west of Staple Street, Block 143, Lot 23, Borough of Manhattan.

MAX H. FOLEY, *Chairman.*

CORRECTIONS

*CORRECTION

That portion of the minutes of the meeting of the Board of Standards and Appeals held on October 17, 1961 as they appeared in Bulletin No. 43, Vol. 46 are hereby corrected to read as follows:

22-61-SM

APPLICANT—Vicrtex Sales Corporation for L. E. Carpenter and Company, owner.

APPEARANCES—

For Applicant: Christopher Pappas.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 22-61-SM—Vicrtex Sales Corp., Division of L. E. Carpenter and Co., New York, N. Y., filed for approval of the material known as Vicrtex V-512 Quality Flame Retardant Drapery Material under the provisions of the Flameproofing Rules of the Board and Section C19-161.1 Administrative Code.

USE: A flameproof drapery material.

DESCRIPTION: Vicrtex V-512 drapery material is made up of plasticized pigmented polyvinyl chloride electronically fused to a *fiberglass* fabric.

*Correction: In the Description portion above the word cotton is corrected to read *fiberglass*.

*CORRECTION

That portion of the minutes of the meeting of the Board of Standards and Appeals held on November 14, 1961 as they appeared in Bulletin No. 47, Vol. 46 are hereby corrected to read as follows:

770-58-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Drake Bakeries, Incorporated, owners.

SUBJECT—Application reopened July 18, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c, 7A and 21 of the Zoning Resolution, to permit in a unrestricted business and residence use, B area district, at an existing six story building occupied as a bakery, the erection of a two story extension for use as shipping area, loading and unloading, garage for 4 trucks with offices on the second floor, the proposed extension exceeds the permitted area coverage and provides business entrances within 75 feet of the residence use district.

PREMISES AFFECTED—69-91 Clinton Avenue, southeast corner, from Waverly Avenue to Park Avenue, 66-84 Waverly Avenue and 226-246 Park Avenue, Block 1888, Lot 34, Borough of Brooklyn.

*Correction: In the Premises Affected portion above Waverly Place is corrected to read *Waverly Avenue*.

*CORRECTION

That portion of the minutes of the meeting of the Board of Standards and Appeals held on October 13, 1961 as they appeared in Bulletin No. 41, Vol. 46 are hereby corrected to read as follows:

635-53-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Palmieri Service Station and Palmieri Realty Corporation, owners.

SUBJECT—Application reopened April 18, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 7i of the Zoning Resolution, to permit in a business and residence use, C and D-1 area district, the erection of a one story extension to the present vehicle repair shop and the parking of cars awaiting service, and extending from the business use into the residence use district and the business entrances (curb cuts) and business signs in the residence portion of the plot.

PREMISES AFFECTED—3564 Boston Road and 3421 to 3499 Tiemann Avenue, southwest corner, Block 4728, Lots 79, 83, 84 and 85 Borough of The Bronx.

*Correction: In the Premises Affected portion Lot 78 is corrected to read *Lot 79*.

*CORRECTION

That portion of the minutes of the meeting of the Board of Standards and Appeals held on November 14, 1961 as they appeared in Bulletin No. 47, Vol. 46 are hereby corrected to read as follows:

415-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for River Drive Construction Corporation, owner.

SUBJECT—Application April 11, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district, the erection of a building to be used as retail stores and as a bowling alley for a term of 25 years.

PREMISES AFFECTED—154-00 Kissena Boulevard, southeast corner of 71st Avenue, Block 6793, Lots 2, 35 and 55, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy and David Minkin.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7e, to permit in a restricted retail use district, the construction of a building to be used as retail stores and as a bowling alley, *the term for the bowling alley to be 25 years, on condition* that the work shall conform to drawings filed with this application dated May 15, 1961, 1 sheet and November 3, 1961, 4 sheets revised; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

*Correction: In the *Resolved* portion above the matter in italics has been added to correct.

BOARD OF STANDARDS AND APPEALS
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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps **NOT ACCEPTABLE**.

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BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

UNIVERSITY OF ILLINOIS

FEB 1 1962

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No. 3

DIRECTORY

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TELEPHONE—WOrth 4-5656, Extensions 500 through 516.

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Correction Affecting Calendar Number—616-61-BZ.

Warning.

PETITIONS AND ORDERS OF CERTIORARI SERVED ON THE BOARD OF STANDARDS AND APPEALS.

On January 5, 1962, Petition and Order of Certiorari was served on the Board by Hodges, Reavis, McGrath and Downey, attorneys for petitioner, Nicholas Colapinto, owner, seeking a review of the Board's denial on November 14, 1961 of his application, reopened May 2, 1961 as Volume II based on a decision of the Borough Superintendent, under Sections 7f, 7i and 7e of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station together with attendant uses of lubrication, auto washing (non automatic), office, sale of accessories, minor repairs with hand tools only, safety inspection station, parking and storage of motor vehicles; Calendar Number 288-60-BZ—Vol. II; Premises 161-11 to 161-19 (161-15 official) 46th Avenue, and 45-82 to 45-90 162nd Street, northwest corner, Block 5440, Lot 81, Flushing, Borough of Queens.

On January 10, 1962, Petition and Order of Certiorari was served on the Board by Redleaf & Ain, attorneys for petitioners, George Solow and Barbara Solow, objecting property owners, seeking a review of the Board's determination on December 5, 1961 of the application reopened on May 2, 1961 as Volume II, based on a decision of the Borough Superintendent, under Sections 7f, 7i and 7A of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station, lubricatorium, minor auto repairs, car washing, office and sales, utility room, ground signs and parking and storage of motor vehicles, awaiting service with business entrance (curb cuts) and show windows within 75 feet of the residence use district for a term of twenty (20) years; Calendar Number 319-57-BZ—Vol. II; premises 253-02 to 253-24 (253-10 official), Hillside Avenue, south side, from Little Neck Parkway to 253rd Street, 84-02 to 84-10 Little Neck Parkway and 84-01 to 84-09 253rd Street, Block 8607, Lots 180 and 186, Hollis, Borough of Queens.

* * * * *

ORDER TO SHOW CAUSE AND PETITION AND AFFIDAVIT SERVED ON THE BOARD OF STANDARDS AND APPEALS.

On January 5, 1962, Order To Show Cause and Petition and Affidavit was served on the Board by Theodore M. Wolkof, attorney for petitioner, New York Central Railroad, owner, seeking a review of the Board's denial on December 12, 1961 of its application for reopening as Volume II, subject to regular procedure, the application which was previously denied, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district, in an existing eight (8) story railroad terminal building, the erection of three intermediate floors in the waiting room space to be occupied as bowling alleys, sports arena, dining room, bar, lounge, kitchen and snack bar; Calendar Number 814-60-BZ—Vol. I; Premises 71-105 East 42nd Street and 1-31 Vanderbilt Avenue, northeast corner, Block 1280, Lot 1, Borough of Manhattan (Grand Central Terminal).

* * * * *

COURT DECISION.

Matter of N. Y. City Housing Authority vs. Foley:—On November 1, 1960, the Board granted a variance under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a gasoline service station, lubrication, auto washing, non-automatic, office, sale of accessories, minor repairs with hand tools only, safety inspection station, parking and storage of motor vehicles, with ground sign, for a stated term of fifteen years; Calendar

Continued on page 39

CALENDAR

DOCKET

New Cases filed up to January 9, 1962.

Cal. No. Dept. Premises Affected

2005-61-A—B.M.—199-201 Canal Street and 100-104 Mulberry Street, northeast corner, Block 205, Lot 2, Borough of Manhattan, Alt. 2075-61, re—egress.

2006-61-A—F.D.—6 West 29th Street, south side, 150 feet west of Fifth Avenue, Block 830, Lot 48, Borough of Manhattan, F.D. Violation Order No. 534197, re—sprinkler system.

2007-61-A—F.D.—33 Bleecker Street, southwest corner Evergreen Avenue, Block 3295, Lot 19, Borough of Brooklyn, F.D. Order No. 5095-1, re—sprinkler system.

1-62-SA—Dusing & Hunt, Inc. Sliding PyroDor, 700 Guardian Hardware, Pyromatic Sliding Door Closer, (a sliding fire door with hardware, including door closing device as optional equipment), manufactured by Dusing & Hunt, Appliance.

2-62-A—F.D.—B.M.—79-81 Leonard Street, north side, 165.3½ feet east of Church Street, Block 174, Lot 5, Borough of Manhattan, F.D. Violation Order No. 499199, re—sprinkler system.

3-62-SM—Owens-Corning Fiberglas Daylighting Panels, Slow burning commercial grade, (interior partitions, patio roofs, signs, glazing in schools, etc.), manufactured by Owens-Corning Fiberglas Corp., Material.

4-62-SM—Airflow Curtain (a self-extinguishing plastic curtain to zone off plenum spaces above acoustical ceilings), manufactured by Elof Hansson, Inc., Material.

5-62-SA—Dri-Quik, electric infra-red industrial sections, Model Nos. 1, 2 and 4, (equipment for drying screen process prints), manufactured by Dry Climate Lamp Corporation, Appliance.

6-62-A—B.Bx.—3341 Provost Avenue, west side, 150 feet south of Tillotson Avenue, Block 5250, Lot 13, Borough of The Bronx, Alt. 363-59, re—Frame structure—exterior walls and openings; curb elevation; etc.

7-62-A—B.R.—22 Divine Street, north end, 189.24 feet north of Whitaker Place, Block 3286, Lot 36, Dongan Hills, Borough of Richmond, N.B. 102-60, re—building not facing legal street.

8-62-SM—Plasteraid, (bonding agent for plaster and concrete), manufactured by Stein, Hall & Company, Inc., Material.

9-62-SM—Suwide Vinyl Wallcoverings, wall covering, manufactured by Helmond Textile Co., Material.

10-62-A—F.D.—43-42 47th Street, south side, 45 feet north of Queens Boulevard, Block 141, Lot 47, Long Island City, Borough of Queens, F.D. Order No. 5722-1, re—sprinkler system.

11-62-A—B.M.—5 Washington Square, North, north side, 110 feet west of University Place, Block 550, Lot 5, Borough of Manhattan, Alt. 2035-61, re—review of the Borough Superintendent re—zoning matter.

12-62-61—F.D.—Certificate of approval of label for "Ucon Spray Paint-Gloss White", F.D. Decision December 8, 1961.

13-62-SM—Aluminum Alloy 6063-T5 used in frame of sash of all Reynolds Metals Company Windows, double hung-casement-sliding-projected and pivoted—and sliding doors, (Alloy 6063-T5 extrusions fabricated into window frames and sash), manufactured by Reynolds Metals Co., Material.

14-62-A—B.M.—7 East 71st Street, south side, 95 feet west of Madison Avenue, Block 1385, Lot 60, Borough of Manhattan, Alt. 1739-61, re—proposal to create cellar apartment—multiple dwelling.

15-62-A—B.R.—551 Oder Avenue, southeast corner Hay Street, Block 3172, Lot 24, Concord, Borough of Richmond, N.B. 2759-61, re—building not facing legal street.

16-62-A—B.R.—553 Oder Avenue, east side, 33.23 feet south of Hay Street, Block 3172, Lot 23, Concord, Borough of Richmond, N.B. 2758-61, re—building not facing legal street.

17-62-A—B.R.—557 Oder Avenue, east side, 58.23 feet south of Hay Street, Block 3172, Lot 21, Concord, Borough of Richmond, N.B. 2757-61, re—building not facing legal street.

18-62-A—B.R.—559 Oder Avenue, east side, 83.23 feet south of Hay Street, Block 3172, Lot 20, Concord, Borough of Richmond, N.B. 2756-61, re—building not facing legal street.

19-62-A—B.R.—563 Oder Avenue, east side, 108.23 feet south of Hay Street, Block 3172, Lot 19, Concord, Borough of Richmond, N.B. 2755-61, re—building not facing legal street.

20-62-A—B.R.—565 Oder Avenue, east side, 133.23 feet south of Hay Street, Block 3172, Lot 18, Concord, Borough of Richmond, N.B. 2754-61, re—building not facing legal street.

21-62-A—B.R.—569 Oder Avenue, east side, 158.23 feet south of Hay Street, Block 3172, Lot 16, Concord, Borough of Richmond, N.B. 2753-61, re—building not facing legal street.

22-62-A—B.R.—571 Oder Avenue, east side, 183.23 feet south of Hay Street, Block 3172, Lot 35, Concord, Borough of Richmond, N.B. 2752-61, re—building not facing legal street.

23-62-A—B.R.—579 Britton Avenue, east side, 111.17 feet north of Baltic Avenue, Block 3155, Lot 13, Concord, Borough of Richmond, N.B. 1486-61, re—building not facing legal street.

24-62-A—B.R.—581 Britton Avenue, east side, 94.50 feet north of Baltic Avenue, Block 3155, Lot 12, Concord, Borough of Richmond, N.B. 1485-61, re—building not facing legal street.

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25-62-A—B.R.—583 Britton Avenue, east side, 71.83 feet north of Baltic Avenue, Block 3155, Lot 11, Concord, Borough of Richmond, N.B. 1484-61, re—building not facing legal street.

26-62-A—B.R.—585 Britton Avenue, east side, 49.16 feet north of Baltic Avenue, Block 3155, Lot 10, Concord, Borough of Richmond, N.B. 1483-61, re—building not facing legal street.

27-62-A—B.R.—587 Britton Avenue, east side, 26.49 feet north of Baltic Avenue, Block 3155, Lot 8, Concord, Borough of Richmond, N.B. 1482-61, re—building not facing legal street.

28-62-A—B.R.—589 Britton Avenue, northeast corner Baltic Avenue, Block 3155, Lot 6, Concord, Borough of Richmond, N.B. 1481-61, re—building not facing legal street.

29-62-A—B.R.—644 Britton Avenue, southwest corner Hay Street, Block 3172, Lot 1, Concord, Borough of Richmond, N.B. 2760-61, re—building not facing legal street.

30-62-A—B.R.—646 Britton Avenue, west side, 39.36 feet south of Hay Street, Block 3172, Lot 3, Concord, Borough of Richmond, N.B. 2761-61, re—building not facing legal street.

31-62-A—B.R.—650 Britton Avenue, west side, 63.36 feet south of Hay Street, Block 3172, Lot 4, Concord, Borough of Richmond, N.B. 2762-61, re—building not facing legal street.

32-62-A—B.R.—652 Britton Avenue, west side, 88.36 feet south of Hay Street, Block 3172, Lot 5, Concord, Borough of Richmond, N.B. 2763-61, re—building not facing legal street.

33-62-A—B.R.—656 Britton Avenue, west side, 113.36 feet south of Hay Street, Block 3172, Lot 7, Concord, Borough of Richmond, N.B. 2764-61, re—building not facing legal street.

34-62-A—B.R.—658 Britton Avenue, west side, 138.36 feet south of Hay Street, Block 3172, Lot 8, Concord, Borough of Richmond, N.B. 2765-61, re—building not facing legal street.

35-62-A—B.R.—662 Britton Avenue, west side, 163.36 feet south of Hay Street, Block 3172, Lot 9, Concord, Borough of Richmond, N.B. 2766-61, re—building not facing legal street.

36-62-A—B.R.—664 Britton Avenue, west side, 188.36 feet south of Hay Street, Block 3172, Lot 10, Concord, Borough of Richmond, N.B. 2767-61, re—building not facing legal street.

Restored to Docket

553-59-A—Vol. II—B.Q.—84-20 72nd Drive, south side, 206.60 feet west of 88th Street, Block 3810, Lots 444 and 456, Glendale, Borough of Queens, Alt. 857-60, re—reconstruction and extension of present buildings, etc.

65-26-BZ—Vol. II—B.M.—1295-1313 Fifth Avenue and 1-19 East 110th Street, northeast corner, Block 1616, Lot 1, Borough of Manhattan, N.B. 250-61, re—demolition, reconstruction and extension of use of an existing 1 and 2 story buildings—gasoline service station, lubritorium, minor auto repairs, parking and storage, etc.—retail and local retail use districts.

967-57-BZ—B.Q.—108-24 Astoria Boulevard, southwest corner of 110th Street, Block 1703, Lot 94, East Elmhurst, Borough of Queens, N.B. 3845-57, reopened for consideration as to extension of time to complete, re—erection of 1 story masonry building for manufacturing and storage, etc.—business and residence use, D area district.

529-40-BZ—Vol. II—B.B.—1788-1804 Eastern Parkway and 2131-2139 Bergen Street, northeast corner, Block 1449, Lots 43 and 47, Borough of Brooklyn, N.B. 3356-61, re—extension and reconstruction of an existing gasoline service station, etc.—business use district.

377-51-BZ—B.Q.—222-06 to 222-24 Hempstead Avenue, southwest corner of 223rd Street, Block 11157, Lot 20, Queens Village, Borough of Queens, Alt. 812-51, reopened for consideration as to extension of term of variance, re—parking of motor vehicles—residence and local retail use districts.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

RULES

	Last Publication
Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier, Rules..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of.	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime)..	Aug. 3, 1937—Vol. 22, No. 31
Dry Cleaning Establishments, Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior).....	April 15, 1958.
Fire Drill Rules	Dec. 28, 1961—Vol. 46, No. 52
Fire Resistive, Flameproof Materials, etc., Rules for Testing of Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	Sept. 21, 1961—Vol. 46, No. 38.
Fireproof Wood, Testing of.....	June 30, 1960—Vol. 45, No. 26
Gas Shut-Off Rules	Apr. 13, 1937—Vol. 22, No. 15
Hatchway Protection	Apr. 7, 1925—Vol. 10, No. 14
Insulating Fibre Board Rules	June 5, 1928—Vol. 13, No. 23
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Mar. 25, 1952—Vol. 37, No. 13A
Oil Burner Rules	Feb. 11, 1947—Vol. 32, No. 6
Opening Protective Assemblies, Rules for Inspection of	June 25, 1959—Vol. 44, No. 25
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	May 27, 1954.
Plumbing Rules	Sept. 7, 1948—Vol. 33, No. 36
	Aug. 3, 1937—Vol. 22, No. 31

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	Last Publication
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply)	Nov. 13, 1956.
Procedure, Rules of	Oct. 8, 1959—Vol. 44, No. 40
Smoking in Factories, Rules for..	July 20, 1961—Vol. 46, No. 29
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	June 30, 1960—Vol. 45, No. 26
Sprinkler, Rules	June 29, 1937—Vol. 22, No. 26
Standpipe Fireline Rules	June 8, 1937—Vol. 22, No. 23
Structural Alterations, Reporting.	June 7, 1932—Vol. 17, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code)...	Sept. 3, 1946—Vol. 31, No. 36

Zoning Resolution, Rule to Supplement Section 19-A—July 11, 1958.

Section I, List of Approved Gas Fired Heating Equipment, Gas Burner and Heater Accessories. Oil Fired Heating Equipment and Oil Burner and Heater Accessories, issued June 1, 1955, listing all approvals through May 24, 1955.

Section II, List of Approved Concrete and Clay Products, issued June 27, 1958, listing all approvals through July 2, 1957.

These pamphlets may be purchased at 80 Lafayette Street, Manhattan. Single Copies \$1.25; By Mail—\$1.50 (Cash only).

Further Sections will be published, containing other approved materials and appliances.

JANUARY 23, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, January 23, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matters:

327-41-BZ—Vol. II

APPLICANT—Philip P. Agusta for Joseph Foraldo, owner.
SUBJECT—Application reopened November 8, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension of the uses in an existing one story building presently occupied as a rag and metal storage to include rag baling, junk shop and metal storage and use of an oxy-acetylene torch for junk and metal storage in the open area and parking of cars.

PREMISES AFFECTED—191-195 Woodpoint Road and 230-234 Skillman Avenue, southeast corner, Block 2893, Lot 12, Borough of Brooklyn.

883-48-BZ—Vol. II

APPLICANT—Benjamin F. Nolan for Engledrum Service Station, Incorporated, owner.

SUBJECT—Application reopened October 24, 1961, as Volume II—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension in area and the erection of an extension to an existing gasoline service station with accessory uses of lubritorium, auto laundry, parking and storage of more than five motor vehicles, motor vehicle repairs and a two car garage.

PREMISES AFFECTED—3590 East Tremont Avenue, southwest corner of Lafayette Avenue, Block 5543, Lots 6 and 16, Borough of The Bronx.

611-52-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Edward Baker, owner.

SUBJECT—Application reopened November 8, 1961 as Volume IV—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district for a temporary term of twenty years, the erection of a one story and cellar building for use as stores and storage with curb cuts for the parking of patrons and employees cars and loading and unloading in the open area.

PREMISES AFFECTED—35-01, 35-05 and 35-09 24th Street and 24-02 to 24-08 35th Avenue, southeast corner, Block 338, Lots 19 and 25, Long Island City, Borough of Queens.

25-57-BZ—Vol. III

APPLICANT—Hodges Reavis McGrath and Downey for Davmac Corporation, owner.

SUBJECT—Application reopened October 3, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, E-1 area district, the erection of a one story extension to a building for the manufacturing storage and sale of tires, office and the parking of more than five motor vehicles and the extension of the uses to include wheel alignment, brake adjustment and repairs, the proposed structure exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—221-18 Merrick Boulevard, southeast corner of 221st Street, Block 13100, Lot 26, Laurelton, Borough of Queens.

179-61-BZ—Vol. II

APPLICANT—Benjamin F. Nolan for Samuel and Ceilia B. Waterman, owners.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district the erection and maintenance of a gasoline service station, lubritorium, sales and office, minor auto repairs and the parking and storage of motor vehicles.

PREMISES AFFECTED—1070 White Plains Road, southwest corner of Watson Avenue, Block 3733, Lots 26, 28 and 29, Borough of The Bronx.

1413-61-BZ

APPLICANT—Charles M. Spindler for 30-30 21st Street Corporation, owner.

SUBJECT—Application September 7, 1961—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district on a plot presently occupied as a lumber yard, the erection and maintenance of a gasoline service station, lubritorium, auto washing (non-automatic) office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—30-36 to 30-46 (30-40 official) 21st Street, 14-50 to 14-58 30th Road, southwest corner, Block 535, lot 46, Long Island City, Borough of Queens.

1424-61-BZ

APPLICANT—Lama, Proskauer and Prober for Hyman Bazerman, owner.

SUBJECT—Application September 13, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a local retail use district, the change in occupancy of an existing one story building occupied as a storage garage to manufacturing, storage, loading and unloading and offices for a temporary term of twenty years.

PREMISES AFFECTED—2859-2865 West 37th Street, east side, 190 feet north of Mermaid Avenue, Block 7004, Lot 60, Borough of Brooklyn.

1429-61-BZ

APPLICANT—Robert Gottlieb for Frank Feller, owner.

SUBJECT—Application September 14, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for not more than four (4) cars for a temporary term of five years.

PREMISES AFFECTED—48 West 167th Street, south side, 49.36 feet west of Anderson Avenue, Block 2509, Lot 55, Borough of The Bronx.

1437-61-BZ

APPLICANT—John J. Tricarico for Pitta Funeral Home, owner.

SUBJECT—Application September 15, 1961—decision of

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the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, the extension of the accessory parking of a funeral establishment into the residence portion of the premises.

PREMISES AFFECTED—292-302 McDonald Avenue, west side, 90 feet south of Caton Avenue, and 21 Dahill Road, Block 5323, Lots 17 and 80, Borough of Brooklyn.

1442-61-BZ

APPLICANT—Lama, Proskauer and Prober for Kinney Motors, Incorporated, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7i of the Zoning Resolution, to permit in a business use district on a plot presently occupied for the sale and display of new and used cars, the erection of a one story building for the servicing and repair of the owners cars with lubritorium, storage room and office.

PREMISES AFFECTED—2204-2216 Coney Island Avenue, 923-937 Avenue S, northwest corner, Block 6685, Lots 49 and 53, Borough of Brooklyn.

898-54-BZ

APPLICANT—Philip P. Agusta for Joseph Faraldo, owner.

SUBJECT—Application reopened December 13, 1961 for consideration as to extension of time to complete, expired December 22, 1956; extension of term of variance, expired October 11, 1960 and amendment of resolution—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the use of premises as a junk yard.

PREMISES AFFECTED—233-235 Skillman Avenue, north side, 136 feet 7 inches east of Woodpoint Road, Block 2884, Lot 39, Borough of Brooklyn.

1667-61-A

APPLICANT—Philip P. Agusta for Joseph Faraldo, owner.

SUBJECT—Application October 10, 1961—Appeal from a decision of the Borough Superintendent re—frame building, business use, exits.

PREMISES AFFECTED—233-235 Skillman Avenue, north side, 136 feet, 7 inches east of Woodpoint Road, Block 2884, Lot 38 (formerly 39), Borough of Brooklyn.

158-59-BZ

APPLICANT—Robert Gottlieb for Congregation Center of Israel, owner.

SUBJECT—Application reopened December 13, 1961 for consideration as to extension of time to complete, expired June 28, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 21 of the Zoning Resolution, permitting in a B area district, the erection of a one story extension to the rear of the south building which will encroach on the required rear yard.

PREMISES AFFECTED—2315-2323 Grand Concourse, west side, 147 feet north of East 183rd Street and 2314 Creston Avenue, Block 3164, Lots 9 and 29, Borough of The Bronx.

854-59-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr., for Nathan Greenbaum, owner.

SUBJECT—Application reopened December 13, 1961 for consideration as to extension of time to complete, expired June 14, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for the parking and storage of more than five (5) motor vehicles.

PREMISES AFFECTED—Manor Avenue, east side, 100 feet south of East 174th Street, Block 3866, Lots 34 and 36, Borough of The Bronx.

384-58-BZ

APPLICANT—Rogers and Butler for New York Medical College, Flower and Fifth Avenue Hospitals, owner.

SUBJECT—Application reopened December 13, 1961 for consideration as to extension of term of variance, expired December 2, 1963—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district use of the premises as a private parking lot for more than five (5) motor vehicles restricted to the staff of the medical college and hospital and visiting physicians and patients' visitors.

PREMISES AFFECTED—1-15 East 106th Street, north side, and 2, 4, 6, 12 and 18 East 107th Street, south side, 99 feet, 10 inches east of 5th Avenue, Block 1612, Lots 5, 60, 62, 66, 67 and 68, Borough of Manhattan.

MAX H. FOLEY, *Chairman.*

JANUARY 23, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, January 23, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:*

201-61-A

APPLICANT—Fezandie and Sperrle, Incorporated, owner.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—205 Fulton Street, north side, 152 feet 4 $\frac{7}{8}$ inches west of Church Street, Block 85, Lot 26, Borough of Manhattan.

405-61-A

APPLICANT—Fezandie and Sperrle, Incorporated, owner.

SUBJECT—Application April 4, 1961—Appeal from an order and a decision of the Fire Commissioner re—stairs.

PREMISES AFFECTED—205 Fulton Street, north side, 152 feet 4 $\frac{7}{8}$ inches west of Church Street, Block 85, Lot 26, Borough of Manhattan.

742-61-A

APPLICANT—Gustave Goldman for Anthony Frascione, owner.

SUBJECT—Application May 23, 1961—Appeal from a decision of the Borough Superintendent re—extension of business portion of building. Class 4 construction.

PREMISES AFFECTED—722 Courtlandt Avenue, east side, 50 feet north of 155th Street, Block 2402 Lot 3, Borough of The Bronx.

1111-61-A

APPLICANT—Mazza and Seccia for Treber Realty Company, owner; Toy Parking Corporation, lessee.

SUBJECT—Application July 12, 1961—Filed pursuant to Section 60 subd 1 of the Multiple Dwelling Law re—daily transient parking.

PREMISES AFFECTED—715-723 Avenue of the Americas and 101-103 West 23rd Street, northwest corner, 102-106 West 24th Street, Block 799, Lot 35, Borough of Manhattan.

1362-61-A

APPLICANT—M. Martin Elkind for Harris Block and Abraham Ticker, owner; American Ballet Center, lessee.

SUBJECT—Application August 18, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 building, dance studio.

PREMISES AFFECTED—434-438 Avenue of the Americas, southeast corner of West 10th Street, Block 573, Lot 6, Borough of Manhattan.

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814-57-A—Vol. II

APPLICANT—Managhan and Mattingly Esquires for Wheeler Yacht Company, Incorporated, owner.

SUBJECT—Application reopened June 13, 1961 as Volume II—appeal from an order and a decision of the Fire Commissioner, re—Sprinkler.

PREMISES AFFECTED—500-520 Compton Avenue north side from Pugley's Creek to Patterson Avenue, Block 3502, Lots 1, 2, 3, 4, 5, 6, and 7, Borough of The Bronx.

164-61-A

APPLICANT—Robert Teichman for E and A Building Corporation owner.

SUBJECT—Application February 8, 1961—Appeal from an order of the Fire Commissioner re—automatic smoking in factory.

PREMISES AFFECTED—633-635 Greenwich Street, northeast corner of Morton Street, Block 603, Lot 49, Borough of Manhattan.

178-61-A

APPLICANT—Joseph Kiell for Emily H. Walsh, owner.

SUBJECT—Application February 17, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—151 Spring Street, north side, 74 feet east of West Broadway, Block 501, Lot 36, Borough of Manhattan.

223-61-A

APPLICANT—Times Square Stores Corporation for Habco Estates, Incorporated, owner; Times Square-Springfield, Incorporated, lessee.

SUBJECT—Application February 21, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—130-135 Merrick Boulevard, north side, 100 feet west of Farmers Boulevard, Block 12494, Lot 8, Springfield Gardens, Borough of Queens.

232-61-A

APPLICANT—Herman E. Horwood for Meyer Herschberg, owner.

SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—321 Greenwich Street, east side, 82 feet 1 inch south of Duane Street, Block 141, Lot 17, Borough of Manhattan.

781-61-A

APPLICANT—George M. Brignoli, Adjoining property owner.

OWNER OF PREMISES—Louis D'Esposito, owner.

SUBJECT—Application May 25, 1961—Refusal to Revoke Certificate of Occupancy—class 3 factory building.

PREMISES AFFECTED—1500 Ericson Place, northeast corner of Maitland Avenue, Block 5383, Lots 1 and 62, Borough of The Bronx.

MAX H. FOLEY, *Chairman*.

JANUARY 30, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, January 30, 1962*, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following Matters:

97-59-SA

APPLICANT—Waste King Corporation, owner—domestic dishwasher.

485-61-SA

APPLICANT—Fiese & Firstenberger Mfg., Inc., owner—fuel handling pumps.

700-61-SM

APPLICANT—William S. Elliott for Virginia Lightweight Aggregate Corp., owner—lightweight concrete aggregate.

788-61-SA

APPLICANT—York-Shipley, Inc., owner—conversion burner.

1258-61-SM

APPLICANT—Colonial Sand & Stone Co., owner—light-weight aggregate.

1305-61-SM

APPLICANT—Bestwall Gypsum Company, owner—fire resistive ceilings.

1306-61-SM

APPLICANT—Bestwall Gypsum Company, owner—fire resistive partitions.

1307-61-SM

APPLICANT—Bestwall Gypsum Company, owner—fire resistive columns.

MAX H. FOLEY, *Chairman*

FEBRUARY 6, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning, February 6, 1962*, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matters:

384-28-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for B. J. Denihan Incorporated, owner.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the change in use of a one story five car garage previously granted by the Board to a storage building for use in conjunction with the existing dry cleaning establishment.

PREMISES AFFECTED—27-37 27th Street, east side, 186.87 feet, north of 30th Avenue, Block 575, Lot 28, Long Island City, Borough of Queens.

719-55-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Rose Orzo, owner.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district on a plot previously occupied as a parking lot, the erection and maintenance of a gasoline service station, lubricatorium, minor auto repairs, car washing, storage room, office and sales and the parking and storage of motor vehicles with a ground sign for a temporary term of twenty years.

PREMISES AFFECTED—1198-1224 Prospect Avenue, east side, 150 feet north of East 167th Street, and 1151-1163 Stebbins Avenue, Block 2693, Lots 9 and 12, Borough of The Bronx.

188-59-BZ—Vol. III

APPLICANT—Max Siegel Associates for Fred Gladstone, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7e, 7f and 7i of the Zoning Resolution, to permit in a business use district, the extension in area and rearrangement of a gasoline service station previously granted by the Board with accessory uses including minor motor vehicle repairs and parking and storage of cars awaiting service for a temporary term of fifteen (15) years.

PREMISES AFFECTED—1-9 Cooper Square and 55 East 4th Street, northeast corner, Block 460, Lots 1, 4 and 6, Borough of Manhattan.

CALENDAR

1449-61-BZ

APPLICANT—Haskell and Blatt for Jemezel Realty Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e, 7f, 7i and 7A of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station with lubritorium, auto washing (non-automatic), office, sale of accessories, minor motor vehicle repair with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign and with show windows, curb cuts and business signs within 75 feet of a residence use district for a temporary term of fifteen (15) years.

PREMISES AFFECTED—3001-3013 Emmons Avenue, northeast corner of Nostrand Avenue, Block 7503, Lot 65, Borough of Brooklyn.

1452-61-BZ

APPLICANT—Lama, Proskauer and Prober for Abraham Saperstein, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use D-1 area district, the erection of a two story building for use as stores, storage and offices on the second floor with loading and unloading and patron parking in the open area encroaching on the required setbacks for a temporary term of 25 years.

PREMISES AFFECTED—1446-1456 Remsen Avenue, 8913-8923 Avenue L, northwest corner, Block 8055, Lot 1, Borough of Brooklyn.

1457-61-BZ

APPLICANT—Lama, Proskauer and Prober for Louis L. Rosenberg, owner.

SUBJECT—Application September 14, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with a frame shed and business entrances for a temporary term of ten (10) years.

PREMISES AFFECTED—185-189 33rd Street, north side, 200 feet east of 4th Avenue, Block 681, Lot 68, Borough of Brooklyn.

1463-61-BZ

APPLICANT—Albert Melniker for John Harmon, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a residence use district the maintenance of an accessory parking lot to an existing funeral home on the adjoining lot located partly in a retail use district.

PREMISES AFFECTED—500 Davis Avenue, west side, 158.25 feet north of Forest Avenue, 149 Regan Avenue, Block 156, Lot 30, West New Brighton, Borough of Richmond.

1481-61-BZ

APPLICANT—Albert Melniker for Jaybar Construction Company, Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten (10) years.

PREMISES AFFECTED—414 West 206th Street, south side, 100 feet west of 9th Avenue, Block 2202, Lot 17, Borough of Manhattan.

1490-61-BZ

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—decision of

the Borough Superintendent, under Sections 7e and 19 A (j) of the Zoning Resolution, to permit in a residence use C area district, for a stated term of twenty (20) years the change in occupancy of an existing two story building from a public storage garage to the warehousing of candy, storage, loading and unloading, office and storage garage with a business sign, the warehouse will not have the required loading berth.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

1491-61-A

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—Appeal from a decision of the Borough Superintendent re—class 3 construction, change in use, egress, etc.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

1492-61-BZ

APPLICANT—Andrew Di Camillo for Joseph Cosoia, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a stated term of ten (10) years.

PREMISES AFFECTED—365-367 91st Street, north side, 154 feet 8 $\frac{5}{8}$ inches west of 4th Avenue, Block 6081, Lots 77 and 78, Borough of Brooklyn.

1598-61-BZ

APPLICANT—Paul Friedman for The 401 East 65th Street Company, owner.

SUBJECT—Application October 23, 1961—decision of the Borough Superintendent, under Section 19B (e) of the Zoning Resolution, to permit in a retail and residence use, B area district in a proposed 16 story multiple dwelling the elimination of the required 30 car accessory garage.

PREMISES AFFECTED—401 East 65th Street, 1212 First Avenue, Northeast corner, Block 1460, Lots 1, 2, 3, and 4, Borough of Manhattan.

967-57-BZ

APPLICANT—Raymond Garramone for Superior Realty Co., owner.

SUBJECT—Application reopened January 9, 1962 for consideration as to extension of time to complete, expired November 24, 1960—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a business and residence use, D area district, the erection of a 1 story masonry building to be used for manufacturing and storage as permitted in the business district and occupying more than the permitted area.

PREMISES AFFECTED—108-24 Astoria Boulevard, southwest corner of 110th Street, Block 1703, Lot 94, East Elmhurst, Borough of Queens.

377-51-BZ

APPLICANT—Victor Leo Sternett for Max Roth and Minnie Roth, owners.

SUBJECT—Application reopened January 9, 1962 for consideration as to extension of term of variance, expires January 22, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and local retail use district, the parking of motor vehicles for tenants and customers—no fee to be charged.

PREMISES AFFECTED—222-06 to 222-24 Hempstead Avenue, southwest corner of 223rd Street, Block 11157, Lot 20, Queens Village, Borough of Queens.

CALENDAR

215-61-BZ

APPLICANT—Lama, Proskauer and Prober for Gizella Brandwein, owner.

SUBJECT—Application February 24, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, B area district, the erection of a one story building, the entire plot which is in excess of that permitted in a B area district for occupancy as bowling alley, bar, restaurant, kitchen, snack bar, locker rooms, meeting rooms, storage room and accessory rooms, with business signs, for a term of twenty-five (25) years.

PREMISES AFFECTED—1740-1752 (1750 official) Sedgwick Avenue, east side, 221.16 feet north of West 176th Street, Block 2880, Lot 158, Borough of The Bronx.

Hearing closed—Laid over from June 6, 1961, to June 20, 1961, for inspection and decision; then to July 5, 1961, for re-inspection and decision; then to December 12, 1961, for decision to await possible development in the area and the possibility of a conforming use; then to February 6, 1962 for decision to await further development.

MAX H. FOLEY, *Chairman.*

FEBRUARY 6, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, February 6, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

19-61-A—Vol. II

APPLICANT—Lee Schoen for A. Trenkmann Estates, owner.

SUBJECT—Application reopened November 14, 1961 as Volume II—Appeal from a decision of the Borough Superintendent,—re egress.

PREMISES AFFECTED—247-249 Center Street, west side, 121 feet, 2 inches south of Broome Street, and 179-183 Lafayette Street, Block 472, Lots 4 and 17, Borough of Manhattan.

292-61-A

APPLICANT—Irwin Emerman for Leonard Kaplan, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—95 Reade Street, south side, 74 feet 6 inches west of Church Street, 113 Chambers Street, Block 145, Lot 6, Borough of Manhattan.

277-61-A

APPLICANT—Joseph Lau for 194th Street Corporation, owner.

SUBJECT—Application March 6, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—194 Worth Street, south side, 47 feet 8 inches east of Mulberry Street, 6 Mulberry Street, Block 161, Lot 6, Borough of Manhattan.

1150-61-A

APPLICANT—Peter S. Gluck for Jamed Properties, Incorporated, owner; Typhoon Air Conditioning Division, Hupp Corporation, lessee.

SUBJECT—Application July 13, 1961—Appeal from a decision of the Borough Superintendent re—bake oven.

PREMISES AFFECTED—505 Carroll Street, north side, 200 feet east of Third Avenue, 530 President Street, Block 448, Lot 13 (incl. former 18) Borough of Brooklyn.

1233-61-A

APPLICANT—Schaefer and Atkin for Chestnut Realty Corporation, owner.

SUBJECT—Application July 28, 1961,—Filed pursuant to Section 310, of the Multiple Dwelling Law re—cellar apartments.

PREMISES AFFECTED—609-615 Ft. Washington Avenue, west side, 101 feet 13/8 inches north of West 187th Street, Block 2179, Lot 354, Borough of Manhattan.

1260-61-A

APPLICANT—John F. Fitzsimons for Graphic Talents Incorporated, owner.

SUBJECT—Application August 3, 1961—Appeal from a decision of the Borough Superintendent re—stair enclosure and cl. 3 construction.

PREMISES AFFECTED—44 East 52nd Street, south side, 182 feet west of Park Avenue, Block 1287, Lot 143, Borough of Manhattan.

1295-61-A

APPLICANT—Albert Melniker for Sebastian Parlato, owner.

SUBJECT—Application August 8, 1961—Filed pursuant to Section 36 Art. III of the General City Law re—building not facing legal street.

PREMISES AFFECTED—61 Alberta Avenue, north side, 274.33 feet west of Wild Avenue, Block 2637, Lot 19, Travis, Borough of Richmond.

1900-61-A

APPLICANT—Harry Soled for Chaim Realty Corporation, owner.

SUBJECT—Application December 12, 1961—Appeal from a decision of the Borough Superintendent re—change in use.

PREMISES AFFECTED—2847 West 21st Street, east side, 260 feet north of Mermaid Avenue, Block 7018, Lot 64, Borough of Brooklyn.

1819-61-A

APPLICANT—Sidney Astor for Jacob Goodman, owner.

SUBJECT—Application December 5, 1961—Appeal from a decision of the Borough Superintendent re—enclosure for car hoist, egress, wall panels etc.

PREMISES AFFECTED—307 West 44th Street, north side, 100 feet west of 8th Avenue, Block 1035, Lot 28, Borough of Manhattan.

MAX H. FOLEY, *Chairman.*

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REGULAR MEETING

TUESDAY MORNING JANUARY 9, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon of December 12, 1961 and December 19, 1961 and special meeting December 14, 1961, as printed in the Bulletins of December 21, 1961 and December 28, 1961, Vol. 46, Nos. 51 and 52.

31-33-BZ—Vol. IV

APPLICANT—Lama, Proskauer and Prober for A & A Brothers Service Station, Incorporated, owner.

SUBJECT—Application reopened October 3, 1961 as Volume IV—decision of the Borough Superintendent, under Sections 7f, 7A and 21 of the Zoning Resolution, to permit in a business and residence use district, at an existing gasoline service station, lubritorium, office, storage and auto laundry, the extension of the uses to include minor auto repairs, office and sales of accessories, storage room and parking and storage of motor vehicles in the open area

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with curb cuts within 75 feet of a residence use district and within 300 feet of a hospital.

PREMISES AFFECTED—610-622 Utica Avenue and 843-855 Winthrop Street, north west corner, Block 4603, Lot 40, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: Seymour Rich, Eugene Gold, Lawrence Breecher, Roslyn Rich, Aaron Borg, Freida Glassman, Fay Breecher, Millie Palsky, Sylvia Angowitz, Alexander Korin, Esther Gardner, Helen Lieberman, Harriet Bloch, Bertha Lovich and Esther Hiller.

ACTION OF BOARD—Laid over without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

111-36-BZ—Vol. II

APPLICANT—Louis B. Santangelo for 193 Realty Corporation, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district, for a term of twenty years, the erection of a gasoline selling station, lubritorium, car washing, office, minor repairs with hand tools only and parking and storage of more than five motor vehicles.

PREMISES AFFECTED—1776 Park Avenue and 76 East 123rd Street, south west corner, Block 1748, Lot 21, Borough of Manhattan.

APPEARANCES—

For Applicant: H. E. Horwood.

For Opposition: None.

ACTION OF BOARD—Laid over without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1228-40-BZ—Vol. III

APPLICANT—Larry Meltzer for Avenue P and East 19th Street Incorporated, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use, E area district, at an existing two story building occupied as stores, sales and showrooms and manufacturing of ladies coats, the erection of a one story extension into the residence portion for an additional store, the proposed extension exceeds the permitted area coverage, encroaches on the required setbacks and has a business sign.

PREMISES AFFECTED—1610-1620 East 19th Street and 1816-1824 Avenue P, south west corner, Block 6781, Lot 7, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer and Harry Sand.

For Opposition: Father Angelo Gavalas.

ACTION OF BOARD—Laid over without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

300-48-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for The Estate of Mario Pulese, owner.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district, the erection of an extension to an existing gasoline service station accessory building, the installation of two gas pumps and the extension of the uses to include lubritorium, minor auto repairs, storage room, office and sales, car washing (non-automatic) and the parking of motor vehicles awaiting service for a temporary term of twenty years.

PREMISES AFFECTED—8501-8507 Flatlands Avenue and 765-775 East 85th Street, north east corner, Block 8006, Lots 7 and 9, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti and George A. Berkowitz.

For Opposition: None.

ACTION OF BOARD—Laid over without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

269-56-BZ—Vol. II

APPLICANT—Larry Meltzer for Julia and Mike Novelli, owners; Grabstein Brothers Incorporated, lessee.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use, D area district, the erection of a one story and cellar extension to an existing one story restaurant that exceeds the permitted area coverage.

PREMISES AFFECTED—1845 Rockaway Parkway and 9701 to 9715 Avenue M, northeast corner, Block 8262, Lot 6, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer.

For Opposition: R. Umansky.

ACTION OF BOARD—Laid over to January 16, 1962, at 10 A. M. for hearing at request of an objector.

852-56-BZ—Vol. III

APPLICANT—Haus and Bresin for John and Grace Desiderio, owners.

SUBJECT—Application reopened October 17, 1961 as Volume III—decision of the Borough Superintendent, under Section 7i of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a one story building as a motor vehicle repair shop including wheel alignment, brake testing and brake repairs, for a stated term of twenty years.

PREMISES AFFECTED—143-05 Liberty Avenue and 102-41 to 102-47 Remington Street, northeast corner, Block 10020, Lot 138, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Joseph C. Haus and John Desiderio.

For Opposition: None.

ACTION OF BOARD—Laid over without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

321-61-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for Berg Locmajian, owner.

SUBJECT—Application reopened October 17, 1961 as Volume II—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—3317-3319 Perry Avenue, west side, 450 feet north of Holt Place, Block 3343, Lot 136, Borough of The Bronx.

APPEARANCES—

For Applicant: Edward J. Crinnion, Berg Locmajian, Mabel Parker, Jane Locmajian, James J. Chambers and Helen Burke.

For Opposition: Bernard Hubscher, James Roberts, Robert B. Jenkins, Anne Vacirca, Lillian Roberts, A. McCallion, Mary Vacirca, Margaret and John Wessler, Mathilde Bouckeno and Marie Vacirca.

ACTION OF BOARD—Laid over without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

807-61-BZ

APPLICANT—Henry C. Brucker for Angelena George, owner; George's Carriers Incorporated, lessee.

SUBJECT—Application May 23, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail use district, the main-

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tenance of a parking lot for the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—62-38 to 62-44 60th Street, west side, 5 feet plus, south of Greene Avenue, and 62-39 to 62-45 Forest Avenue, Block 3492, Lot 27, Ridgewood, Borough of Queens.

APPEARANCES—

For Applicant: Richard George.

For Opposition: C. J. Pecoraro.

For Administration: John J. Saunders, Bd. of Education.

ACTION OF BOARD—Laid over without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit additional drawing showing proposed conditions; hearing closed.

1696-61-A

APPLICANT—Henry C. Brucker for Angelena George, owner; George's Carriers Incorporated, lessee.

SUBJECT—Application October 30, 1961—filed pursuant to Section 35 Art. 3 of the General City Law re—parking lot in bed of mapped street; (widening of Metropolitan Avenue.)

PREMISES AFFECTED—62-38 to 62-44 60th Street, west side, 5 feet plus, south of Greene Avenue, and 62-39 to 62-45 Forest Avenue, Block 3492, Lot 27, Ridgewood, Borough of Queens.

APPEARANCES—

For Applicant: Richard George.

ACTION OF BOARD—Laid over without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1350-61-BZ

APPLICANT—Michael Alfano for Peloso Estates, Incorporated, Joseph Peloso and Alanna Realty Corporation, owners.

SUBJECT—Application August 17, 1961—decision of the Borough Superintendent, under Sections 7e, 7f and 7i of the Zoning Resolution, to permit in a retail use district, the construction and maintenance of a gasoline service station, lubritorium, car wash and minor hand repairs.

PREMISES AFFECTED—3920 East Tremont Avenue, northwest corner of Cross Bronx Expressway, Block 5576, Lot 15, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert C. Hammerling.

For Opposition: A. B. King, M. H. Goldenkoff, Theodore T. Eppinger, Cino Franceschini, Howard F. Tyson, C. C. Nelson, Eleanor Garry, Kathryne S. Mey, Sophie Arcieri, Anne M. Santer, Tina Giancaspro, Thomas Giancaspro, Charles Pheffer and Assemblyman Ferdinand J. Mondello.

For Administration: Samuel Bodian, Park Dept.

ACTION OF BOARD—Laid over without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to obtain new affidavit of ownership and amend application; hearing closed.

1454-61-BZ

APPLICANT—Dominick Salvati and Son for Casa Bella, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business and residence use, D area district, the erection of a two story and cellar extension to an existing one story and cellar building for use as a restaurant, the extension exceeds the permitted area coverage.

PREMISES AFFECTED—311-313 Avenue U, north side, 240 feet west of West Street, Block 7104, Lot 270, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leon Komondorea.

For Opposition: None.

ACTION OF BOARD—Laid over without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

7-51-BZ—Vol. II

APPLICANT—Charles M. Spindler for Century Motors Inc., owner.

SUBJECT—Application reopened November 28, 1961 for consideration as to extension of term of variance, expired May 22, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in the business use, C area district, portion of a lot located in a residence and business use district, the maintenance of a business building (stores) using more than the permitted area and permitting the parking of patron's motor vehicles in residence use portion of lot.

PREMISES AFFECTED—6717-6735 4th Avenue, northeast corner of Senator Street, Block 5851, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles M. Spindler.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on May 22, 1961 this application was granted by the Board on certain conditions; and

WHEREAS, the applicant requests that the term of the variance for the parking be extended for an additional twenty years; that there has been no substantial change in the affected area, for a change in the use, area or height designations under the existing Zoning Resolution, except that a Church building has been erected on the southeast corner of 67th Street and Fourth Avenue; that the parking is used solely for the supermarket on the same premises and there is no time limit on the building variance; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation May 22, 1961; and

WHEREAS, this application was reopened on November 28, 1961 and set for hearing on January 9, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on January 9, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated October 11, 1961 acting on N.B. Applic. No. 1977-50, reads:

"1. Proposed extension of time is contrary to Cal. #7-51-BZ, V. I. Refer to Board of Standards and Appeals."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 22, 1951 only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of ten years from the date of this *amended* resolution, to permit . . .; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

586-56-BZ

APPLICANT—Leonard F. Rothkrug for Murray Lehman, owner; Aluminum Fabricators, Inc., lessee.

SUBJECT—Application reopened November 28, 1961 for consideration as to extension of term of variance, expires May 21, 1967—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district,

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the use of an existing 1 story building for manufacturing and storage of aluminum products.

PREMISES AFFECTED—1750-1764 Dean Street, south side, 140 feet east of Utica Avenue, Block 1349, Lot 14, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on May 21, 1957, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the previous application was granted for a ten year term, which will not expire until May 21, 1967; that however, the tenant is desirous of signing a new ten-year lease and would like an amendment of the variance for this purpose; that Certificate of Occupancy No. 160928 was issued June 10, 1958 in accordance with the Board's Resolution; that there have been no zone changes and no changes in the existing development of the neighborhood; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which will expire by time limitation on May 21, 1967; and

WHEREAS, this application was reopened on November 28, 1961 and set for hearing on January 9, 1962 at 10 A. M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on January 9, 1962, after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated October 4, 1961 acting on Alt. Applic. No. 2148-56, reads:

"1. Time limit has expired; obtain extension of time from Bd. of Standards & Appeals."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 21, 1957 only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of 10 years from the date of this *amended* resolution, to permit . . .; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

754-56-BZ

APPLICANT—Leonard F. Rothkrug for Morton Pinkwasser, doing business as Portrom Realty Company, owner; Fase Corp., lessee.

SUBJECT—Application reopened November 28, 1961 for consideration as to extension of term of variance, expires May 7, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and local retail use district, the maintenance of a parking lot (non-commercial) (non-transient) on the unbuilt upon portion of the plot in the rear of existing stores.

PREMISES AFFECTED—66-98 East Burnside Avenue, south side, from Walton Avenue to Morris Avenue; 2036-2046 Walton Avenue and 2035-2045 Morris Avenue, Block 2829, Lot 45, Borough of The Bronx.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on May 7, 1957 this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the variance has permitted the use of the rear yard of existing retail stores for non-transient parking of pleasure-type vehicles; that all of the parking spaces have been rented at all times since opening and there is a waiting list for people desirous of space; that this parking facility provides for part of the urgent need for space; that there have been no changes in the character of the neighborhood except for minor alterations of some of the East Burnside Avenue stores, and the discontinuance of the Loew's Burnside near the site; that there have been no changes in ownership or zoning, except that the business use portion of the site has been changed to local retail; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which will expire by time limitation May 7, 1962; and

WHEREAS, this application was reopened on November 28, 1961 and set for hearing on January 9, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on January 9, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated September 14, 1961 acting on Alt. Applic. No. 997-56, reads:

"1. The continued use of parking lot partly in a business use district and partly in a residence use district is contrary to Art. II Sect. 3 of the Z. R. and Bd. of S & A Cal. #754-56-BZ (expiration date May 7, 1962)."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 21, 1957 only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five years from the date of this *amended* resolution, to permit . . .; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

62-60-BZ

APPLICANT—Crinnion and Crinnion for Michael Strazza, owner; Tremont Auto Parts, lessee.

SUBJECT—Application reopened November 28, 1961 for consideration as to extension of time to complete, expired July 19, 1961 and amendment of resolution—decision of the Borough Superintendent, previously granted on condition, under Section 21 of the Zoning Resolution, permitting in a D area district, the erection of a 1 story extension to an existing building occupying more than the permitted area coverage.

PREMISES AFFECTED—3361 East Tremont Avenue, north side, 64.09 feet west of Haskin Street, Block 5311, Lot 5, Borough of The Bronx.

APPEARANCES—

For Applicant: Edward T. Crinnion.

For Opposition: None.

ACTION OF BOARD—Resolution amended and time extended to complete the work.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on July 19, 1960, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that eight prints each of four new sheets have been submitted, now marked "revised 10/17/61", all showing "proposed conditions" and differing from the drawings originally approved by the Board, only in the following respects; first floor plan—3 feet by 4 feet 6 inches, fireproof, self-closing window in rear wall; modi-

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fication to stairway vestibule and rolling, overhead door in new extension; second floor plan—roof pitch of rear extension modified; door from kitchen out to roof extension rather than window; front elevation—revised drawing submitted to show extension at proper scale; longitudinal section "B-B"—change in elevation of roof over proposed extension; that conditions in the neighborhood have not changed since the Board granted this Resolution; that the owner was delayed in arranging a bank loan, but is now ready to proceed if the Board grants the extension of time; and

WHEREAS, the applicant requested reopening of this application and extension of time, to obtain permits and complete the work, which had expired by time limitation July 19, 1961; and

WHEREAS, this application was reopened on November 28, 1961 and set for hearing on January 9, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on January 9, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated October 13, 1961 acting on Alt. Applic. No. 1159-59, reads:

"1. Area coverage exceeding 55% on premises located in a "D" district is contrary to Art. II Sect. 14 (c) & (19) (e) of the Z. R. and Bd. of S & A Cal. #62-60-BZ.

2. Proposed revised plans are contrary to plans submitted under Bd. of S & A Cal. #62-60-BZ."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 19, 1960, as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this amended resolution; and that a certificate of occupancy shall be obtained." and to further amend the Resolution to permit minor changes as shown on drawings submitted with application dated October 17, 1961, four sheets.

Adjourned 12:30 P. M.

JAMES P. MULROY, *Secretary*.

REGULAR MEETING

TUESDAY AFTERNOON JANUARY 9, 1962, 2 P. M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

137-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—re Appeal from a decision of the Borough Superintendent; re—building not facing legal street—Amherst Avenue and Adelaide Avenue; previously granted on condition.

PREMISES AFFECTED—377 Adelaide Avenue, north side, 158.5 feet west of Amherst Avenue, Block 4676, Lot 43, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, by adding thereto:

"that in the event the owner desires to construct a one-family dwelling in lieu of the two family dwelling heretofore permitted, such change shall be permitted substantially as shown on revised drawing marked 'Received October 25, 1961', one sheet, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 30/61)

138-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—re Appeal from a decision of the Borough Superintendent; re—building not facing legal street—Amherst Avenue and Adelaide Avenue; previously granted on condition.

PREMISES AFFECTED—379 Adelaide Avenue, north side, 119.5 feet west of Amherst Avenue, Block 4676, Lot 41, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, by adding thereto:

"that in the event the owner desires to construct a one-family dwelling in lieu of the two family dwelling heretofore permitted, such change shall be permitted substantially as shown on revised drawing marked 'Received October 25, 1961', one sheet, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 31/61)

139-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—re Appeal from a decision of the Borough Superintendent; re—building not facing legal street—Amherst Avenue and Adelaide Avenue; previously granted on condition.

PREMISES AFFECTED—381 Adelaide Avenue, north side, 80.5 feet west of Amherst Avenue, Block 4676, Lot 39, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

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Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, by adding thereto:

"that in the event the owner desires to construct a one-family dwelling in lieu of the two family dwelling heretofore permitted, such change shall be permitted substantially as shown on revised drawing marked 'Received October 25, 1961', one sheet, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 32/61)

140-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—re Appeal from a decision of the Borough Superintendent; re—building not facing legal street—Amherst Avenue and Adelaide Avenue; previously granted on condition.

PREMISES AFFECTED—383 Adelaide Avenue, north side, 41.5 feet west of Amherst Avenue, Block 4676, Lot 37, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, by adding thereto:

"that in the event the owner desires to construct a one-family dwelling in lieu of the two family dwelling heretofore permitted, such change shall be permitted substantially as shown on revised drawing marked 'Received October 25, 1961', one sheet, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 33/61)

141-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—re Appeal from a decision of the Borough Superintendent; re—building not facing legal street—Amherst Avenue and Adelaide Avenue; previously granted on condition.

PREMISES AFFECTED—385 Adelaide Avenue, northwest corner, Amherst Avenue, Block 4676, Lot 35, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, by adding thereto:

"that in the event the owner desires to construct a one-family dwelling in lieu of the two family dwelling heretofore permitted, such change shall be permitted substantially as shown on revised drawing marked 'Received October 25, 1961', one sheet, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 34/61)

142-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—re Appeal from a decision of the Borough Superintendent; re—building not facing legal street—Amherst Avenue and Adelaide Avenue; previously granted on condition.

PREMISES AFFECTED—485 Adelaide Avenue, north side, 80.0 feet east of Amherst Avenue, Block 4678, Lot 27, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, by adding thereto:

"that in the event the owner desires to construct a one-family dwelling in lieu of the two family dwelling heretofore permitted, such change shall be permitted substantially as shown on revised drawing marked 'Received October 25, 1961', one sheet, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 35/61)

191-61-A

APPLICANT—Henry George Greene for Marion Weil Realty Corporation, owner.

SUBJECT—Application February 20, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 building—commercial use.

PREMISES AFFECTED—822 Madison Avenue, west side, 32 feet south of East 69th Street, Block 1383, Lot 57, Borough of Manhattan.

APPEARANCES—

For Applicant: J. G. L. Molloy.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 23, 1961 on Alt. Applic. 1747-60, reads:

"4. Proposal to use 4th floor for commercial use in a class 3 bldg. is contrary to Sec. 4.2.1 B.C."

and

WHEREAS, the applicant states that the building is 23 feet by 56 feet in area, 4 stories and basement, 50 feet high, of class 3 construction, located in restricted retail use, B area and class 1½ height district, built in 1881, now used and occupied since 1960: cellar—boiler room and storage; basement—restaurant, 60 persons; 1st floor—art gallery and office, 15 persons; 2nd floor—sale of dresses and alterations,

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3 persons; 3rd floor—office, 6 persons; 4th floor—vacant, contrary to Certificate of Occupancy #52090 issued March 31, 1960, against Alt. Applic. 618-60; that the legal use and occupancy is as follows: cellar—boiler room and storage; basement—restaurant, 60 persons; 1st floor—art gallery and office; 2nd floor—office; 3rd floor—office; 4th floor—to remain vacant; that there is no proposed change in present use and occupancy, except for the top floor; that the top floor is at present vacant and it is proposed to use this floor for non-hazardous office use with maximum occupancy of 6 persons; that in all other respects the building and occupancy will be maintained as per the original certificate; that this proposed additional use of a vacant floor would in no way tax the capacity of the stairway as a means of egress because the combined occupancy above the 1st story would only be 18 persons; that in addition, the halls are protected by an approved type sprinkler system; that the height limitation for a class 3 structure is exceeded because the present structure is 50 feet, 4 story and basement; that the exits consist of one interior wood stair with winders enclosed in wood stud and plastered partitions; that the stair enclosure is equipped with a sprinkler system; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated January 23, 1961, acting on Alt. Applic. 1747-60, Objection No. 4, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform with drawings filed with this appeal dated February 20, 1961, 1 sheet, June 28, 1961, 5 sheets revised and January 4, 1962, 2 sheets revised; on further condition that a sprinkler head shall be provided in the kitchen off the domestic water supply and that a fire escape shall be provided in the rear of the building as shown on the drawings; and that a Certificate of Occupancy shall be obtained.

734-61-A

APPLICANT—Samuel Rosenblum for Joan Slade, Sylvia Markham, et al, owners.

SUBJECT—Application May 19, 1961—Appeal from an order and a decision of the Fire Commissioner re—elevator in readiness.

PREMISES AFFECTED—Sixth Avenue, 989-991 (formerly 625-627) west side, 48 feet 3 inches south of West 37th Street, Block 812, Lot 42, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Fire Commissioner, dated May 17, 1961, reads:

"Section C19-164.0, Administrative Code, requires that at least one elevator be kept in readiness for immediate use by this department, during all hours of the night and day including holidays and Sundays with a competent man in attendance to operate the elevator in every building exceeding one hundred fifty feet in height."

and

WHEREAS, the applicant states that the building is 50 feet 6 inches by 100 feet in area, 20 stories, 234 feet 3 inches high, of class 1 construction, located in business use, B area and class 2 height district, built in 1925, now used and occupied since 1925: cellar—storage, 1 person; 1st floor—dress shop, 10 persons; 2nd floor—button manufacturing, 10 persons, 3rd to 20th floors—textile manufacturing, 10 persons each floor; substantially in accordance with Certificate of Occupancy #12034 issued January 13, 1927 against N.B. Application 650-25; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that the owners of these premises have signed an agreement with the Quick Response Service, Inc., to use the facilities of this company in compliance with General Resolution 630-56-GR; that all the conditions stipulated by this Resolution are to be complied with; that the building is a fireproof factory building used by tenants in the textile industries; that the building is equipped with a two-source automatic sprinkler system, connected to Central Headquarters; that the exits are in compliance with the Labor Law; that the elevators designated are shown on the enclosed plans; that the drawings indicate that the two freight elevators will be designated as the Fire Department elevator and the required alternate elevator.

Resolved, that the decision of the Fire Commissioner, dated May 17, 1961, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the freight elevators shall be designated as Fire Department elevator and required alternate elevator; and that the building shall be provided with the services of the Quick Response Service Incorporated in accordance with General Resolution 630-56-GR as amended through May 9, 1961.

1073-61-A

APPLICANT—Cormac Chemical Corporation, owner.

SUBJECT—Application July 3, 1961—Appeal from a decision of the Fire Commissioner re—Storage and sale of inflammable mixture known as "Unidri" in plastic containers not in conformity with Administration Code requirements.

APPEARANCES—

For Applicant: William L. Messing.

For Administration: Lieut. John P. Manfredi, Fire Dept

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Fire Commissioner, dated June 9, 1961, on Order 1526-1, reads:

"Section C19-59.0-c, of the Administrative Code does not permit the storage or sale of inflammable mixtures ("Unidri" flash point 75°F) in containers other than metal or glass of specified sizes. Plastic polyethylene containers are not permitted."

WHEREAS, the applicant states that UNIDRI is a chemical composition used by amateurs and by professional photographers for rapid drying of photographic film; that the product has been packaged in 16 and 32 ounce high density polyethylene bottles; that UNIDRI is a proprietary chemical mixture with a Flash Point 85°F.; that the containers are packaged for shipment in I.C.C. corrugated boxes holding 12 pint-size or 6 quart-size containers.

Resolved, that the decision of the Fire Commissioner, dated June 9, 1961, acting on Order 1526-1, be and it hereby is *modified* and that the appeal be and it hereby is *granted* to permit the use of 16 and 32 ounce high density polyethylene bottles for transportation, storage and packaging of Unidri on condition that the containers shall be in accordance with the sample submitted to this Board; that the containers shall be labeled to the satisfaction of the Fire Commissioner; and that the flash point of the Unidri shall be not less than 85°F.

1075-61-A

APPLICANT—Leonard F. Rothkrug for Kaybar Builders Incorporated, owner.

SUBJECT—Application July 11, 1961—Filed pursuant to Section 35 Art. 3 of the General City Law re—building in bed of mapped Street — Swan Court.

PREMISES AFFECTED—1472 East 89th Street, west side, 105.44 feet north of Seaview Avenue. Block 8085, Lot 2, Borough of Brooklyn.

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APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 12, 1961 on N.B. Applic. 1062-61, reads:

"1—Proposed building will be situated in the bed of a mapped street which is contrary to Art. 3 Sect. 35 of the General City Law."

and
WHEREAS, the applicant states that the proposed building will be 19 feet 5 inches by 39 feet in area, 3 stories, 25 feet high, of class 3 construction, located in residence use, D-1 area and class ½ height district, to be used and occupied as a two-family dwelling; and

WHEREAS, the applicant states that this is one of 5 proposed two-family dwellings, located partly within the bed of Swan Court, a mapped street; that the building will conform in all respects to laws and regulations applicable thereto except that the building will be in the bed of a mapped street; that the owner has title insurance, insuring his title to all of the land in the bed of the street; that Swan Court was an old path used long prior to the development of this Canarsie area; that when the City paved Seaview Avenue, Swan Court became unused; that prior to the opening and paving of Remsen Avenue and Seaview Avenue this land under consideration, known as Swan Court, was the northerly boundary being on the south side of Seaview Avenue; that the Park Department has expressed no desire to use the vacant land adjoining Swan Court for park purposes; that all the remaining portion of the original Swan Court has been eliminated from the City Map; that the owner has commenced negotiations with the City for the closing and elimination of Swan Court; that the owner is paying taxes on the land in the bed of Swan Court and desires to improve it at this time; that this same owner has built several similar residential buildings on this tax block; and

WHEREAS, the Board has received a letter from the Borough President of Brooklyn stating that the Department has no intention of suggesting acquisition or opening of Swan Court either now or in the foreseeable future.

Resolved, that the decision of the Borough Superintendent, dated December 12, 1961, acting on N.B. Applic. 1062-61, Objection No. One, be and it hereby is *modified* under the powers vested in the Board by Section 35 of the General City Law, and that the appeal be and it hereby is *granted, on condition* that the building shall conform to drawing filed with this appeal dated December 14, 1961, 1 sheet revised; and that a new Certificate of Occupancy shall be obtained.

1076-61-A

APPLICANT—Leonard F. Rothkrug for Kaybar Builders Incorporated, owner.

SUBJECT—Application July 11, 1961—Filed pursuant to Section 35 Art. 3 of the General City Law re—building in bed of mapped street.

PREMISES AFFECTED—1474 East 89th Street, east side, 46.91 feet north of Seaview Avenue, Block 8085, Lot 3, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 12, 1961 on N.B. Applic. 1061-61, reads:

"1—Proposed building will be situated in the bed of a mapped street which is contrary to Art. 3, Sect. 35 of the General City Law."

WHEREAS, the applicant states that the proposed building will be 19 feet by 39 feet in area, 3 stories, 25 feet high, of class 3 construction, located in residence use, D-1 area and class ½ height district, to be used and occupied as a two-family dwelling; and

WHEREAS, the applicant states that this is one of 5 proposed two-family dwellings, located partly within the bed of Swan Court, a mapped street; that the building will conform in all respects to laws and regulations applicable thereto except that the building will be in the bed of a mapped street; that the owner has a title insurance, insuring his title to all of the land in the bed of the street; that Swan Court was an old path used long prior to the development of this Canarsie area; that when the City paved Seaview Avenue, Swan Court became unused; that prior to the opening and paving of Remsen Avenue and Seaview Avenue this land under consideration, known as Swan Court, was the northerly boundary being on the south side of Seaview Avenue; that the Park Department has expressed no desire to use the vacant land adjoining Swan Court for park purposes; that all the remaining portion of the original Swan Court has been eliminated from the City Map; that the owner has commenced negotiations with the City for the closing and elimination of Swan Court; that the owner is paying taxes on the land in the bed of Swan Court and desires to improve it at this time; that this same owner has built several similar residential buildings on this tax block; and

WHEREAS, the Board has received a letter from the Borough President of Brooklyn stating that the Department has no intention of suggesting acquisition or opening of Swan Court either now or in the foreseeable future.

Resolved, that the decision of the Borough Superintendent, dated December 12, 1961, acting on N.B. Applic. 1061-61, Objection No. One, be and it hereby is *modified* under the powers vested in the Board by Section 35 of the General City Law, and that the appeal be and it hereby is *granted, on condition* that the building shall conform to drawing filed with this appeal dated December 14, 1961, 1 sheet revised; and that a new Certificate of Occupancy shall be obtained.

1077-61-A

APPLICANT—Leonard F. Rothkrug for Kaybar Builders Incorporated, owner.

SUBJECT—Application July 11, 1961—Filed pursuant to Section 35 Art. 3 of the General City Law re—building in bed of mapped street.

PREMISES AFFECTED—1465 East 88th Street, west side, 143.32 feet north of Seaview Avenue, Block 8085, Lot 9, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 12, 1961 on N.B. Applic. 1063-61, reads:

"1. Proposed building will be situated in the bed of a mapped street which is contrary to Art. 3 Section 35 of the General City Law."

and

WHEREAS, the applicant states that the proposed building will be 20 feet by 39 feet in area, 3 stories, 25 feet high, of class 3 construction, located in residence use, D-1 area and

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class ½ height district, to be used and occupied as a two-family dwelling; and

WHEREAS, the applicant states that this is one of 5 proposed two-family dwellings, located partly within the bed of Swan Court, a mapped street; that the building will conform in all respects to laws and regulations applicable thereto except that the building will be in the bed of a mapped street; that the owner has a title insurance, insuring his title to all of the land in the bed of the street; that Swan Court was an old path used long prior to the development of this Canarsie area; that when the City paved Seaview Avenue, Swan Court became unused; that prior to the opening and paving of Remsen Avenue and Seaview Avenue this land under consideration, known as Swan Court, was the northerly boundary being on the south side of Seaview Avenue; that the Park Department has expressed no desire to use the vacant land adjoining Swan Court for park purposes; that all the remaining portion of the original Swan Court has been eliminated from the City Map; that the owner has commenced negotiations with the City for the closing and elimination of Swan Court; that the owner is paying taxes on the land in the bed of Swan Court and desires to improve it at this time; that this same owner has built several similar residential buildings on this tax block; and

WHEREAS, the Board has received a letter from the Borough President of Brooklyn stating that the Department has no intention of suggesting acquisition or opening of Swan Court either now or in the foreseeable future.

Resolved, that the decision of the Borough Superintendent, dated December 12, 1961, acting on N.B. Applic. 1063-61, Objection No. One, be and it hereby is *modified* under the powers vested in the Board by Section 35 of the General City Law, and that the appeal be and it hereby is *granted*, on condition that the building shall conform to drawing filed with this appeal dated December 14, 1961, 1 sheet revised; and that a new Certificate of Occupancy shall be obtained.

1078-61-A

APPLICANT—Leonard F. Rothkrug for Kaybar Builders Incorporated, owner.

SUBJECT—Application July 11, 1961—Filed pursuant to Section 35 Art. 3 of the General City Law re—building in bed of mapped street.

PREMISES AFFECTED—1463 East 88th Street, east side, 152.34 feet north of Seaview Avenue, Block 8085, Lot 10, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 12, 1961 on N.B. Applic. 1064-61, reads:

"1. Proposed building will be situated in the bed of a mapped street which is contrary to Art. 3 Section 35 of the General City Law."

and

WHEREAS, the applicant states that the proposed building will be 20 feet by 39 feet in area, 3 stories, 25 feet high, of class 3 construction, located in residence use, D-1 area and class ½ height district, to be used and occupied as a two-family dwelling; and

WHEREAS, the applicant states that this is one of 5 proposed two-family dwellings, located partly within the bed of Swan Court, a mapped street; that the building will conform in all respects to laws and regulations applicable thereto except that the building will be in the bed of a mapped street; that the owner has a title insurance, insuring his title to all of the land in the bed of the street; that Swan Court was an old path used long prior to the development

of this Canarsie area; that when the City paved Seaview Avenue, Swan Court became unused; that prior to the opening and paving of Remsen Avenue and Seaview Avenue this land under consideration, known as Swan Court, was the northerly boundary being on the south side of Seaview Avenue; that the Park Department has expressed no desire to use the vacant land adjoining Swan Court for park purposes; that all the remaining portion of the original Swan Court has been eliminated from the City Map; that the owner has commenced negotiations with the City for the closing and elimination of Swan Court; that the owner is paying taxes on the land in the bed of Swan Court and desires to improve it at this time; that this same owner has built several similar residential buildings on this tax block; and

WHEREAS, the Board has received a letter from the Borough President of Brooklyn stating that the Department has no intention of suggesting acquisition or opening of Swan Court either now or in the foreseeable future.

Resolved, that the decision of the Borough Superintendent, dated December 12, 1961, acting on N.B. Applic. 1064-61, Objection No. One, be and it hereby is *modified* under the powers vested in the Board by Section 35 of the General City Law, and that the appeal be and it hereby is *granted*, on condition that the building shall conform to drawing filed with this appeal dated December 14, 1961, 1 sheet revised; and that a new Certificate of Occupancy shall be obtained.

1079-61-A

APPLICANT—Leonard F. Rothkrug for Kaybar Builders Incorporated, owner.

SUBJECT—Application July 11, 1961—Filed pursuant to Section 35 Art. 3 of the General City Law re—building in bed of mapped street.

PREMISES AFFECTED—1459 East 88th Street, west side, 172.34 feet north of Seaview Avenue, Block 8085, Lot 11, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 12, 1961 on N.B. Applic. 1065-61, reads:

"1. Proposed building is situated in the bed of a mapped street which is contrary to Art. 3 Section 35 of the General City Law."

and

WHEREAS, the applicant states that the proposed building will be 27 feet 4 inches by 39 feet in area, 3 stories, 25 feet high, of class 3 construction, located in residence use, D-1 area and class ½ height district, to be used and occupied as a two-family dwelling; and

WHEREAS, the applicant states that this is one of 5 proposed two-family dwellings, located partly within the bed of Swan Court, a mapped street; that the building will conform in all respects to laws and regulations applicable thereto except that the building will be in the bed of a mapped street; that the owner has a title insurance, insuring his title to all of the land in the bed of the street; that Swan Court was an old path used long prior to the development of this Canarsie area; that when the City paved Seaview Avenue, Swan Court became unused; that prior to the opening and paving of Remsen Avenue and Seaview Avenue this land under consideration, known as Swan Court, was the northerly boundary being on the south side of Seaview Avenue; that the Park Department has expressed no desire to use the vacant land adjoining Swan Court for park purposes; that all the remaining portion of the original Swan Court has been eliminated from the City Map; that the owner has commenced negotiations with the City for the

MINUTES

closing and elimination of Swan Court; that the owner is paying taxes on the land in the bed of Swan Court and desires to improve it at this time; that this same owner has built several similar residential buildings on this tax block; and

WHEREAS, the Board has received a letter from the Borough President of Brooklyn stating that the Department has no intention of suggesting acquisition or opening of Swan Court either now or in the foreseeable future.

Resolved, that the decision of the Borough Superintendent, dated December 12, 1961, acting on N.B. Applic. 1065-61, Objection No. One, be and it hereby is *modified* under the powers vested in the Board by Section 35 of the General City Law, and that the appeal be and it hereby is *granted, on condition* that the building shall conform to drawing filed with this appeal dated December 14, 1961, 1 sheet revised; and that a new Certificate of Occupancy shall be obtained.

1156-61-A

APPLICANT—Hector Ferreras for Alfreda Glynn, owner.
SUBJECT—Application July 14, 1961—Filed pursuant to Section 36 Art. III of the General City Law re—building not facing legal street.

PREMISES AFFECTED—44 Mountainside Road, northwest corner of Midway Place, Block 849, Lot 111, Dongan Hills, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated July 14, 1961 on N.B. Applic. 489-61, reads:

"1. The proposed building is on a lot not located on a legal city street. Proposed construction is contrary to Art. III, Par. 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 28 feet by 50 feet in area, 1 story, 20 feet high, of class 4 construction, located in residence use, E area and 1 height district; that the proposed use and occupancy will be one family dwelling; and

WHEREAS, the applicant states that the dwelling's 1st floor will be set at an elevation of 136.0 which is above the average tentative adopted grade of 129.6 as adopted by the Board of Estimate; that sewer for this area is available at Midway Place, 25 feet south of the southerly line of the lot; that the street has water, gas, electricity and telephone facilities; that this voids the statement that 'No public municipal street utility or improvement shall be constructed by the City in any street or highway until it has become a public street and highway and is duly placed on the official map of plans' as stated in Article 3, Section 36 of the General City Law.

Resolved, that the decision of the Borough Superintendent, dated July 14, 1961, acting on N.B. Applic. 489-61, Objection No. One, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted, on condition* that the building shall conform to drawings filed with this appeal dated July 14, 1961, 3 sheets; on condition that sidewalk, curb and pavement to the center of the street shall be constructed where such improvements are now lacking in accordance with the Standards of the Borough President's office; that the building shall comply with all applicable laws, rules and regulations; that a Certificate of Occupancy shall be obtained and shall contain the wording of this resolution written on the face of such Certificate.

553-59-A—Vol. II

APPLICANT—Raymond Garramone for Speedry Chemical Products, Inc., owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—re Appeal from a decision of the Borough Superintendent re proposed building is not fronting on legally mapped street; previously granted on condition.

PREMISES AFFECTED—84-20 72nd Drive, south side, 206.60 feet west of 88th Street, Block 3810, Lots 444 and 456, Glendale, Borough of Queens.

APPEARANCES—

For Applicant: Herman J. Geiser.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

939-60-A

APPLICANT—One Ninety Park Row, Incorporated, owner; Yat Gaw Min Company, lessee.

SUBJECT—Application December 30, 1960—Appeal from a violation order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—192 Park Row, west side, 80 feet, 9 inches south of Worth Street, 196 Worth Street, Block 161, Lot 3, Borough of Manhattan.

APPEARANCES—

For Applicant: Isaac Kramer.

ACTION OF BOARD—Laid over to March 30, 1962, at 2 P.M. for decision *on condition* that the watchman service shall be maintained so long as the present tenant is in occupancy in the present premises.

201-61-A

APPLICANT—Fezandie and Sperrle, Incorporated, owner.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—205 Fulton Street, north side, 152 feet 4 $\frac{7}{8}$ inches west of Church Street, Block 85, Lot 26, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to January 23, 1962, at 2 P.M. for inspection and decision; applicant to be notified.

405-61-A

APPLICANT—Fezandie and Sperrle, Incorporated, owner.

SUBJECT—Application April 4, 1961—Appeal from an order and a decision of the Fire Commissioner re stairways.

PREMISES AFFECTED—205 Fulton Street, north side, 152 feet 4 $\frac{7}{8}$ inches west of Church Street, Block 85, Lot 26, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to January 23, 1962, at 2 P.M. for inspection and decision; applicant to be notified.

742-61-A

APPLICANT—Gustave Goldman for Anthony Frascone, owner.

SUBJECT—Application May 23, 1961—Appeal from a decision of the Borough Superintendent re—extension of business portion of building. Class 4 construction.

PREMISES AFFECTED—722 Courtlandt Avenue, east side, 50 feet north of 155th Street, Block 2402, Lot 3, Borough of The Bronx.

APPEARANCES—

For Applicant: Gustave Goldman.

ACTION OF BOARD—Laid over to January 23, 1962, at 2 P.M. for inspection and decision; hearing closed.

MINUTES

1111-61-A

APPLICANT—Mazza and Seccia for Treber Realty Company, owner; Toy Parking Corporation, lessee.

SUBJECT—Application July 12, 1961—Filed pursuant to Section 60 subd. 1 of the Multiple Dwelling Law re—daily transient parking.

PREMISES AFFECTED—715-723 Avenue of the Americas (6th Avenue) and 101-103 West 23rd Street, northwest corner, 102-106 West 24th Street, Block 799, Lot 35, Borough of Manhattan.

APPEARANCES—

For Applicant: Eugene M. Seccia.

ACTION OF BOARD—Laid over to January 23, 1962, at 2 P.M. for inspection and decision; hearing closed.

1362-61-A

APPLICANT—M. Martin Elkind for Harris Block and Abraham Ticker, owner; American Ballet Centre, lessee.

SUBJECT—Application August 18, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 building, dance studio.

PREMISES AFFECTED—434-438 Avenue of the Americas, southeast corner of West 10th Street, Block 573, Lot 6, Borough of Manhattan.

APPEARANCES—

For Applicant: M. Martin Elkind.

ACTION OF BOARD—Laid over to January 23, 1962, at 2 P.M. for inspection and decision; hearing closed.

542-61-BZ

APPLICANT—Burke and Groh for William J. McCaw Incorporated, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7a of the Zoning Resolution, to permit in a residence use district, the erection of a one story extension to an existing building to provide additional chapels and continue the use of funeral chapels and office on the first floor and one family dwelling on the second floor with accessory employee and patron parking in the open area.

PREMISES AFFECTED—85-66 115th Street, southwest corner of Myrtle Avenue, Block 9222, Lot 62, Richmond Hill, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on September 26, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on September 26, 1961, by adding thereto:

"that in the event the owner desires to make certain minor changes, including the construction of a storage cellar under the one-story extension, rearrangement of the interior extension, and elimination of the exit at the northerly side of the building, such changes may be permitted, *on condition* that the work shall be done in accordance with revised drawings marked 'Received November 15, 1961', 3 sheets; that an automatic sprinkler system shall be installed throughout the entire cellar; and that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Alt. 136/61)

639-51-A—Vol. III

APPLICANT—Burke and Groh for William J. McCaw, Incorporated, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—re Appeal from a decision of the Borough Superintendent; re extension of Frame Building, arrangement of existing stairway; previously granted on condition.

PREMISES AFFECTED—85-66 115th Street, southwest corner of Myrtle Avenue, Block 9222, Lot 62, Richmond Hill, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. III, on September 26, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on September 26, 1961, by adding thereto:

"that certain minor changes, as cited in the decision of the Borough Superintendent, dated November 9, 1961, acting on Alt. Application No. 136-61, Objection No. 1, may be permitted, *on condition* that all of the requirements in the resolution adopted by the Board this day under Cal. No. 542-61BZ shall be complied with; and that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Alt. 136/61)

65-26-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Trustees of Tufts College, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, permitting in a business district, the alteration and extension of a gasoline service station.

PREMISES AFFECTED—1295-1313 Fifth Avenue and 1-19 East 110th Street, northeast corner, Block 1616, Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

529-40-BZ—Vol. II

APPLICANT—Charles M. Spindler for Sun Oil Company and Elvira DeFalco, owners.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a business use district, the reconstruction and extension of an accessory building on an existing gasoline service station.

PREMISES AFFECTED—1788-1804 Eastern Parkway and 2131-2135 Bergen Street, northeast corner, Block 1449, Lot 43, Borough of Brooklyn.

MINUTES

APPEARANCES—

For Applicant: Charles M. Spindler.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

377-51-BZ

APPLICANT—Victor Leo Sternett for Max Roth and Minnie Roth, owners.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution; permitting in a residence and local retail use district, the parking of motor vehicles for a term of years, for tenants and customers (no fee to be charged).

PREMISES AFFECTED—222-06 to 222-24 Hempstead Avenue, southwest corner of 223rd Street, Block 11177, Lot 20, Queens Village, Borough of Queens.

APPEARANCES—

For Applicant: Victor Leo Sternett.

ACTION OF BOARD—Application reopened and set for hearing on February 6, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

967-57-BZ

APPLICANT—Raymond Garramone for Superior Realty Company, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired November 24, 1960—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, to permit in a business and residence use, "D" area district, the erection of a one story masonry building to be used for manufacturing and storage as permitted in the business district and occupying more than the permitted area.

PREMISES AFFECTED—108-24 Astoria Boulevard, southwest corner of 110th Street, Block 1703, Lot 94, East Elmhurst, Borough of Queens.

APPEARANCES—

For Applicant: Herman J. Geiser.

ACTION OF BOARD—Application reopened and set for hearing on February 6, 1962, at 10 A.M., to consider extension of time to obtain permits and complete the work, which had expired by limitation, requiring a new decision of the Borough Superintendent, which has been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

Adjourned 2:40 P.M.

JAMES P. MULROY, *Secretary*

CORRECTION

*CORRECTION

That portion of the minutes of the meeting of the Board of Standards and Appeals held on October 10, 1961 as they appeared in Bulletin No. 42, Vol. 46 are hereby corrected to read as follows:

616-61-BZ

APPLICANT—Irving Kissin for S. Michael Walzer, owner.

SUBJECT—Application May 5, 1961—decision of the Borough Superintendent, under Sections 7e, 19B (e) and 21 of the Zoning Resolution, to permit in a residence use, E-1 area Class One Height district, the erection of a six story and cellar multiple dwelling that exceeds the permitted height and does not provide the required parking spaces.

PREMISES AFFECTED—4270 Oneida Avenue, northeast corner of East 235th Street, Block 3370, Lots 1 and 4, Borough of The Bronx.

APPEARANCES—

For Applicant: *None.*

For Opposition: *Edward J. Dunleavy and Walter G. Phelps.*

ACTION OF BOARD—Application denied.

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox and Commissioner Becker 4

Not Voting: Commissioner Klein 1

Correction: In the appearance portion above the names now shown "*For Opposition*" were previously shown erroneously as "*For Applicant.*"

Court Decision (continued from page 21)

Number 395-60-BZ; Premises 743-757 Linden Boulevard, northeast corner of Euclid Avenue, Block 4461, Lots 27, 31, 32, 33, 34, 35 and 38, Borough of Brooklyn.

The petitioner, N. Y. City Housing Authority, filed a petition for certiorari with the Supreme Court seeking to have the granting of the variance by the Board overruled.

At Supreme Court, Special Term, Part I, Mr. Justice Friedman vacated the order of certiorari, dismissed the petition and affirmed the determination of the Board in all respects.

Mr. Justice Friedman stated in part as follows:

"... Thus it appears that the powers given to the Board to vary the general restrictions imposed by the Planning Commission are most necessary to preserve the rights of members of the public. The Board acts as a safety valve by releasing restrictions in certain instances from their possible confiscatory effect in depriving a property owner of a proper use of his property while at the same time requiring him to pay taxes thereupon... The contract between the state, the city and the petitioner does not deprive respondent Board of its powers under the law."

(N. Y. Law Journal, December 26, 1961, pages 9 and 10).

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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps **NOT ACCEPTABLE**.

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BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

Issued under authority of Chapter 27, Section 665 of the Charter of the City of New York

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No. 4

DIRECTORY

BOARD OF STANDARDS AND APPEALS

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OFFICE—80 Lafayette Street, 9th Floor, Manhattan, New York 13, N. Y.

TELEPHONE—WOrth 4-5656, Extensions 500 through 516.

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Notice of Appeals as to Multiple Dwellings.

Warning.

NOTICE TO APPELLANTS AND APPLICANTS

No appeal or application will be entertained in connection with which court proceedings are pending or in progress, unless exception is granted by the chairman, nor accepted which is not filed within thirty days from the date of the action of the Administrative Official.

Any communication purporting to be an appeal or application shall be regarded as a mere notice of intention to seek relief until it is filed on the form required by the rules of this board.

Upon receipt of any such communication the writer will be supplied with the official forms for presenting his appeal or application.

At the time of filing an appeal or application, the appellant or applicant shall forward a signed notice of appeal addressed to the Administrative Official either Borough Superintendent of Buildings or Fire Commissioner and file with this board a duplicate of said notice.

Appellants and applicants are advised that their plans must indicate the points of the compass so as to establish the true location and position of the property, the subject of the appeal or application.

Appeals and applications will be simplified and disposition of same expedited by conforming to these directions.

MAX H. FOLEY, *Chairman.*

NOTE OUR NEW TELEPHONE NUMBER— WOrth 4-5656 AND EXTENSIONS:

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HOURS OF CONSULTATION

10 A.M. to 1 P.M.

Any person desiring to consult the Chairman, the Commissioners, Director or the Engineers, pertaining to the work of the board, will be seen only between the hours of ten in the morning and one in the afternoon—Saturdays excepted.

PUBLIC HEARINGS

Tuesday at 10 a.m. and 2 p.m.

Special meetings as published in this Bulletin.

All hearings are held at 80 Lafayette Street, 9th Floor, Borough of Manhattan.

CALENDAR

DOCKET

New Cases Filed up to January 16, 1962.

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37-62-SM—HT American Tubular Panel Towers, (material handling tower for the construction trade), manufactured by American Tubular Elevator Co. Div. of Universal Manufacturing Corp., Material.

38-62-A—B.M.—49 East 78th Street, north side, 125 feet east of Madison Avenue, Block 1393, Lot 26, Borough of Manhattan, Alt. 1738-61, re—proposed cellar apartment.

39-62-A—B.R.—139 St. Mary's Avenue, northwest corner Tompkins Avenue, Block 2846, Lot 1, Rosebank, Borough of Richmond, N.B. 1358-61, re—building not facing legal street.

40-62-A—F.D.—682 Broadway, southeast corner Great Jones Street, Block 530, Lot 7, Borough of Manhattan, F.D. Violation Order No. 545859, re—sprinkler system.

41-62-A—F.D.—79-101 Laight Street, south side, from Washington Street to West Street, Block 217, Lot 6, Borough of Manhattan, F.D. Violation Order No. 493633, re—sprinkler system.

42-62-A—F.D.—981-985 Eighth Avenue, west side, 50 feet south of West 58th Street, Block 1048, Lot 38, Borough of Manhattan, F.D. Violation Order No. 540321, re—sprinkler system.

43-62-SM—Amelco Dual-Glazed Aluminum Window System, (aluminum windows for commercial and residential buildings), manufactured by American Elumin Company, Material.

44-62-A—F.D.—470 West 128th Street, south side, 297 feet east of Amsterdam Avenue, Block 1967, Lot—part of Lot 89 (formerly part of Lot 40), Borough of Manhattan, F.D. Order No. 3168-1, re—sprinkler system.

45-62-SA—K S M Products Stud Welding System, (fastening device to secure building parts to structural steel, metal roof deck and metal floor systems), manufactured by K S M Products, Inc., Appliance.

46-62-A—B.M.—13-21 Charles Street, and 207 Waverly Place, northeast corner, and 157 7th Avenue South, Block 612, Lots 45, 70, 71, 72, 73 and 74, Borough of Manhattan. Letter 1/9/62, re—revocation of N.B. Application 41-61.

47-62-SM—Crest Tile Set Compound, (self-curing portland cement mortar for setting ceramic tile), manufactured by Kaiser Manufacturing, Inc., Material.

48-62-SM—Chem Ceramic Pre-Mix, (self-curing portland cement mortar for setting ceramic tile), manufactured by Permalastic Products, Material.

49-62-SM—TEC Cement Set, (self-curing portland cement mortar for setting ceramic tile), manufactured by Technical Adhesives, Inc., Material.

50-62-A—B.M.—699 Broadway and 1-7 West 4th Street,

northwest corner, Block 546, Lot 40, Borough of Manhattan, Alt. 1118-61, re—egress.

51-62-A—F.D.—521-525 Bergen Avenue, west side, 20.24 feet north of East 148th Street, Block 2293, Lot 23, Borough of The Bronx, F.D. Order No. 3489-1, re—sprinkler system.

52-62-BZ—B.Q.—90-02 Queens Boulevard, south side, 158 feet—55 inches west of 57th Avenue, Block 2857, Lots 31 and 35, Elmhurst, Borough of Queens, Alt. 1925-61, re—height of building, lot coverage, thru-lot provisions, rear yard equivalents, CI-2, R 6 use district.

53-62-A—B.R.—114 Delmore Street, south side, 436 feet west of Woolley Avenue, Block 472, Lot 83, Castleton Corners, Borough of Richmond, N.B. 850-60, re—building not facing legal street.

54-62-A—B.R.—564 Britton Avenue, west side, 260.34 feet north of Baltic Avenue, Block 3154, Lot 60, Concord, Borough of Richmond, N.B. 1517-59, re—building not facing legal street.

55-62-A—F.D.—42 West 15th Street, south side, 320 feet east of Sixth Avenue, Block 816, Lot 65, Borough of Manhattan, F.D. Violation Order No. 527137, re—sprinkler system.

56-62-A—F.D.—118-20 Fifth Avenue and 1 West 17th Street, northwest corner, Block 819, Lot 37, Borough of Manhattan, F.D. Violation Order No. 542023, re—sprinkler system.

57-62-A—F.D.—344 Bowery, west side, 26 feet 4 inches south of Great Jones Street, Block 530, Lot 34, Borough of Manhattan, F.D. Violation Order No. 480685, re—sprinkler system.

58-62-SM—Newbury Manufacturing Company Inc., Ductile Iron Pipe Fittings, various models, (ductile iron pipe fittings in sprinkler system and stand pipes), manufactured by Newbury Mfg. Co., Material.

59-62-A—B.R.—43 Watson Avenue, west side, 137.75 feet north of Pearson Street, Block 2631, Lot 52, Travis, Borough of Richmond, N.B. 1531-59, re—building not facing legal street.

60-62-A—B.R.—15 Gurdon Street, north side, 100 feet west of Woolley Avenue, Block 474, Lot 179, Westerleigh, Borough of Richmond, N.B. 1747-61, re—building not facing legal street.

61-62-A—B.R.—19 Gurdon Street, north side, 147 feet west of Woolley Avenue, Block 474, Lot 181, Westerleigh, Borough of Richmond, N.B. 1748-61, re—building not facing legal street.

62-62-SM—Baxco-Pyrosote (fireproofed plywood), manufactured by J. H. Baxter & Co., Material.

Restored to Docket

541-37-A — Vol. II — F.D. — 1097-1105 Flushing Avenue, northeast corner of Porter Avenue, 1st floor, Block 3015,

CALENDAR

Lot 1, Borough of Brooklyn. Order No. 5265-1, re—bars on windows.

961-57-BZ—Vol. II—B.B.—1818-1840 53rd Street, south side, 127 feet 11¼ inches east of 18th Avenue, Block 5480, Lot 14, Borough of Brooklyn, Alt. 3322-61, re—boiler room, motor vehicle repair shop, storage garage and business signs—residence use district.

961-57-A—Vol. II—B.B.—1818-1840 53rd Street, south side, 127 feet 11¼ inches east of 18th Avenue, Block 5480, Lot 14, Borough of Brooklyn, Alt. 3322-61, re—change in occupancy to storage garage and motor vehicle repair shop in class 3 building exceeding the tabular limits.

840-49-BZ—Vol. II—B.M.—315 East 53rd Street, north side, 176 feet 8 inches east of 2nd Avenue, Block 1346, Lot 8, Borough of Manhattan, Alt. 1469-61, re—restaurant; area excessive—residence use district.

665-51-BZ—B.M.—88 East End Avenue, west side, 101 feet north of East 83rd Street, Block 1580, Lot 27, Borough of Manhattan, Alt. 1233-51, reopened for consideration as to extension of term of variance, re—retail store on 1st floor—residence use district.

804-41-BZ—Vol. II—B.Q.—143-155 Beach 71st Street, west side, 475 feet south of Rockaway Beach Boulevard, Block 607 (old); 16094 (new), Lot 83, Rockaway Beach, Borough of Queens, Alt. 437-57, reopened for consideration as to extension of term of variance, re—parking and storage of motor vehicles—residence use district.

597-44-BZ—Vol. II—B.B.—2987-2997 Atlantic Avenue and 205-221 Elton Street, northeast corner, Block 3955, Lot 48, Borough of Brooklyn, Alt. 1603-51, reopened for consideration as to extension of term of variance, re—parking and storage of motor vehicles in the residence use portion of a lot located in a residence and unrestricted use district.

78-61-BZ—Vol. II—B.B.—634-660 New York Avenue and 452 Fenimore Street, southwest corner; 383 Hawthorne Street, Block 4814, Lots 45, 46 and 50, Borough of Brooklyn, N.B. 2473-60, re—gasoline service station, lubritorium, minor auto repairs, non-automatic car wash, parking and storage; ground signs, etc.—retail use district.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

RULES

	Last Publication
Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier Rules ..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of ..	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture Testing and Use of	April 24, 1951—Vol. 36, No. 7A

	Last Publication
Concrete Rules (Hydrated Lime) ..	Aug. 3, 1937—Vol. 22, No. 31
Dry Cleaning Establishments Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior)	April 15, 1958.
Fire Drill Rules	Dec. 28, 1961—Vol. 46, No. 52
Fire Resistive, Flameproof Materials, etc., Rules for Testing of Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	Jan. 25, 1962—Vol. 47, No. 4
Fireproof Wood, Testing of	June 30, 1960—Vol. 45, No. 26
Gas Shut-Off Rules	Apr. 13, 1937—Vol. 22, No. 15
Hatchway Protection	Apr. 7, 1925—Vol. 10, No. 14
Insulating Fibre Board Rules	June 5, 1928—Vol. 13, No. 23
Methyl Chloride Rules for Class B and C Refrigerating Systems ...	Mar. 25, 1952—Vol. 37, No. 13A
Oil Burner Rules	Feb. 11, 1947—Vol. 32, No. 6
Opening Protective Assemblies, Rules for Inspection of	June 25, 1959—Vol. 44, No. 25
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	May 27, 1954.
Plumbing Rules	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply) ..	Aug. 3, 1937—Vol. 22, No. 31
Procedure, Rules of	Nov. 13, 1956.
Smoking in Factories, Rules for ..	Oct. 8, 1959—Vol. 44, No. 40
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	July 20, 1961—Vol. 46, No. 29
Sprinkler, Rules	June 30, 1960—Vol. 45, No. 26
Standpipe Fireline Rules	June 29, 1937—Vol. 22, No. 26
Structural Alterations, Reporting. Wire Glass Rules (Amendment to Rule 505 of Industrial Code) ..	June 8, 1937—Vol. 22, No. 23
	June 7, 1932—Vol. 17, No. 23
	Sept. 3, 1946—Vol. 31, No. 36
Zoning Resolution, Rule to Supplement Section 19-A—	July 11, 1958.

Section I, List of Approved Gas Fired Heating Equipment, Gas Burner and Heater Accessories. Oil Fired Heating Equipment and Oil Burner and Heater Accessories, issued June 1, 1955, listing all approvals through May 24, 1955.

Section II, List of Approved Concrete and Clay Products, issued June 27, 1958, listing all approvals through July 2, 1957.

These pamphlets may be purchased at 80 Lafayette Street, Manhattan. Single Copies \$1.25; By Mail—\$1.50 (Cash only).

Further Sections will be published, containing other approved materials and appliances.

JANUARY 30, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, January 30, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matters:

596-32-BZ—Vol. III

APPLICANT—Crinnion and Crinnion for Radin Holdings Incorporated, owner; New York General Tire Company, lessee

SUBJECT—Application reopened October 31, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 7i of the Zoning Resolution, to permit in a business and residence district, the extension of the uses of an existing one story building used for the sale of tires and garage for 5 motor vehicles located in the business portion of the premises to include wheel alignment and balancing and relining and adjustment of brakes, the open area in the business district to be used for patron and employees.

PREMISES AFFECTED—619 East Fordham Road, northwest corner of Hughes Avenue, Block 3273, Lot 252, Borough of The Bronx.

Laid over from January 16, 1962, to January 30, 1962, for hearing because of absence of applicant.

CALENDAR

1421-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Carnegie Endowment for International Peace, owner; Chazen's Garage, Incorporated, lessee.

SUBJECT—Application September 11, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a restricted retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—335 East 46th Street, north side, 225 feet west of First Avenue, Block 1339, Lot 17, Borough of Manhattan.

Laid over from January 16, 1962, to January 30, 1962, for hearing at request of applicant.

522-31-BZ—Vol. II

APPLICANT—Degenhardt, Miller and Lindberg for The Borden Company, owner.

SUBJECT—Application reopened September 13, 1961 as Volume II—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and unrestricted use district, the change in occupancy of an existing three story building from wagon storage and loading, office, stable, motor vehicle, storage and hay loft to storage garage, milk distributing and the repair of refrigeration equipment.

PREMISES AFFECTED—4902-4912 Glenwood Road and 1071-1121 East 49th Street, south east corner, Block 7733, Lot 21, Borough of Brooklyn.

221-32-BZ—Vol. III

APPLICANT—Lama, Proskauer and Prober for Big R. Service Center Incorporated, owner.

SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c, 7i & 7A of the Zoning Resolution, to permit in a business and residence use district, the extension in area and reconstruction of a gasoline service station, previously granted by the Board with accessory uses of lubritorium, minor auto repairs, car washing, storage room, office and sales, locker room, utility room and the parking and storage of motor vehicles in the open area with curb cuts in the residence district and show windows and business entrances within 75 feet of a residence use district.

PREMISES AFFECTED—463-491 Conduit Boulevard and 1016-1040 Liberty Avenue south east corner, and 430-440 Crescent Street, Block 4196, Lot 1, Borough of Brooklyn.

545-44-BZ—Vol. IV

APPLICANT—Max Slegel Associates for All States Holding Corporation, owner.

SUBJECT—Application reopened November 14, 1961 as Volume IV—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the change in use of the cellar of an existing six story and cellar building from garage to photo studios, showrooms and incidental storage, the upper floors to retain the existing uses of showrooms, school, storage and factory.

PREMISES AFFECTED—415-423 East 53rd Street, north side, 194 feet East of First Avenue and 410-416 East 54th Street, Block 1365, Lot 9, Borough of Manhattan.

604-48-BZ—Vol. III

APPLICANT—Lama Proskauer and Prober for 363-373 Prospect Place, Incorporated, owner.

SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c & 19A (j) of the Zoning Resolution, to permit in a unrestricted business and residence use district, the change in use of an existing one story and basement building from public garage to manufacturing and assembly of electric and amusement devices, office and load-

ing and unloading berth less than 12 feet in width and a business sign.

PREMISES AFFECTED—344 St. Marks Avenue, south side, 96 feet 8 inches west of Washington Avenue, and 363-371 Prospect Place, Block 1153, Lot 27, Borough of Brooklyn.

1727-61-A

APPLICANT—Lama Proskauer and Prober for 363-373 Prospect Place, Incorporated, owner.

SUBJECT—Application filed September 28, 1961—Appeal from a decision of the Borough Superintendent, re exits.

PREMISES AFFECTED—344 St. Marks Avenue, south side, 96 feet, 8 inches, west of Washington Avenue, and 363-373 Prospect Place, Block 1153, Lot 27, Borough of Brooklyn.

415-55-BZ—Vol. II

APPLICANT—Burke and Groh for C.B.S. Realty Corporation, owner; Bay Chevrolet, Incorporated, lessee.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a local retail and residence use, D & G area district, at an existing auto showroom with service of new and used cars and trucks, car conditioning, storage and sale of parts with auto repairs as previously granted by the Board and and open parking, the erection of a one story extension for car conditioning and roof parking into the residence portion of the premises that encroaches on the required rear and side yards.

PREMISES AFFECTED—240-02 Northern Boulevard, south west corner of Alameda Avenue, Block 8167, Lot 1, Bayside, Borough of Queens.

160-59-BZ—Vol. II

APPLICANT—Burke and Groh for Catherine, Conchetta, Philomena and James DiJorio, owners.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7i of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station to provide new accessory building, additional gas tanks and pumps and retain the uses of lubritorium, car washing (non-automatic) office and sale of accessories, minor repairs with hand tools only and the parking of cars awaiting service in the open area.

PREMISES AFFECTED—33-21 21st Street, north east corner of 33rd Road, Block 556, Lots 14, 15 and 18, Long Island City, Borough of Queens.

1376-61-BZ

APPLICANT—Samuel Carr for Franshir Realty Company, Incorporated, owner.

SUBJECT—Application August 28, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use district for a stated term of years, the maintenance of a parking lot for the employees and employers cars of the factory building on Lot 1 of Block 228.

PREMISES AFFECTED—47-33 37th Street, east side, 240 feet north of 48th Avenue, Block 228, Lot 16, Long Island City, Borough of Queens.

1403-61-BZ

APPLICANT—J. Jacques Stone for Michael Tuch Foundation Incorporated, owner.

SUBJECT—Application September 5, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing one story building from garage to a warehouse with packaging, mailing, shipping and office for a temporary term of ten (10) years.

PREMISES AFFECTED—560 St. Johns Place, south side, 283 feet 8 inches east of Classon Avenue, Block 1178, Lot 24, Borough of Brooklyn.

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1439-61-BZ

APPLICANT—John J. Tricarico for Glen Terrace Caterers, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension of the proposed accessory parking to an existing catering establishment into the residence portion of the premises.

PREMISES AFFECTED—5305-5315 Avenue N, north side, 40 feet east of East 53rd Street, 1599 East 53rd Street, Block 7878, Lots 4, 7, 11, Borough of Brooklyn.

1447-61-BZ

APPLICANT—Burke and Groh for Jamaica 169th Street Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use C area district on a plot presently occupied with a frame dwelling, the erection of a one story building for use as a warehouse and office with parking and unloading area, the proposed building exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—170-10 93rd Avenue, south side, 75.06 feet east of 170th Street, Block 10219, Lot 3, Jamaica, Borough of Queens.

1450-61-BZ

APPLICANT—Leonard F. Rothkrug for Bayview Apartments, Incorporated, owner.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Sections 19B (d) and 21 of the Zoning Resolution, to permit in a residence use, F area district, the reduction of a 124 car accessory garage in an existing multiple dwelling to a 36 car garage and the alteration of the garage space into 16 apartments thereby exceeding the gross floor area and the permitted area coverage.

PREMISES AFFECTED—84-50 169th Street, west side, 165.01 feet north of Gothic Drive, Block 9860, Lot 40, Jamaica, Borough of Queens.

1451-61-A

APPLICANT—Leonard F. Rothkrug for Bayview Apartments, Incorporated, owner.

SUBJECT—Application September 8, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for a variation of Section 34, subdivision 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—84-50 169th Street, west side, 165.01 feet north of Gothic Drive, Block 9860, Lot 40, Jamaica, Borough of Queens.

1462-61-BZ

APPLICANT—Henry Wolinsky for Wilfred L. Roger, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use G area district, the maintenance of a two car accessory garage to a one family dwelling that encroaches on the rear lot line.

PREMISES AFFECTED—20 Shore Road, northeast corner of Pelham Bay Parkway, Block 5651, Lot 10, Borough of The Bronx.

1596-61-BZ

APPLICANT—George Rusciano for Crest Towers and Salvator Realty Corporation, owners.

SUBJECT—Application October 20, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a local retail use D area district, the erection of a one story and basement building for use as bowling alleys with cocktail lounge and snack bar, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—3955 Baychester Avenue, 1950

Strang Avenue, southwest corner, Block 4954, Lots 18, 38 and 42, Borough of The Bronx.

799-51-BZ—Vol. I

APPLICANT—Lama, Proskauer and Prober for The A. L. F. Realty Company, Inc., owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired June 11, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in the residence use portion of a lot located in a residence and business use district, the parking of patrons' cars on unbuilt portion of lot.

PREMISES AFFECTED—1380-1392 Rockaway Parkway, west side, 204 feet 10 inches south of Farragut Road and 1019-1039 East 96th Street, Block 8165, Lots 21 and 48, Borough of Brooklyn.

526-57-BZ

APPLICANT—Leonard F. Rothkrug for John Curran, owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired April 8, 1963—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and manufacturing use district, the maintenance of a parking lot.

PREMISES AFFECTED—22-28 North Portland Avenue, west side, 172 feet 8 inches south of Flushing Avenue, Block 2027, Lots 34, 35, 36, 37 and 38, Borough of Brooklyn.

137-56-BZ

APPLICANT—Leonard F. Rothkrug for Frank Ward, owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expires January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and local retail use district, the maintenance of a parking lot for non-transient parking of motor vehicles.

PREMISES AFFECTED—238-240 McDougal Street, south side, 100 feet east of Rockaway Avenue, Block 1534, Lot 7, Borough of Brooklyn.

361-57-BZ

APPLICANT—Abraham Grossman for 175 Sullivan Street Corp., owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expires December 17, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for more than 5 motor vehicles.

PREMISES AFFECTED—175 Sullivan Street, east side, 150 feet north of West Houston Street, Block 525, Lot 3, Borough of Manhattan.

66-38-BZ—Vol. I

APPLICANT—Mazza and Seccia for First Leasing Corp., owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired December 18, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a local retail use district, the change of location of curb cut for reduced parking lot.

PREMISES AFFECTED—350 Avenue of the Americas and 88-90 southeast corner, Block 552, part of Lot 1, Borough of Manhattan.

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530-42-BZ—Vol. III

APPLICANT—Mazza and Seccia for Edward Rudin and Henry Rudin, owners.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired October 23, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a local retail use district, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—358-374 Avenue of the Americas, east side, from Washington Place to Waverly Place, 126-130 Waverly Place and 87 Washington Place, Block 552, Lot 37, Borough of Manhattan.

693-61-BZ

APPLICANT—Carl H. Salminen for Cosmo Pacetta, owner.

SUBJECT—Application May 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E area district, the erection of a one story building with less than the required setback for an E area district, and for use as a refreshment stand for the sale of soda, candy, cigarettes, frankfurters and sandwiches, sale of fishing bait and tackle, boat rental and installation of two gasoline tanks and two pumps for the refueling of boats.

PREMISES AFFECTED—120 Beach 9th Street, east side, (361.38 feet mapped) 366.53 feet south of Seagirt Avenue, Block 15612, Lot 55, Far Rockaway, Borough of Queens.

Hearing closed—Laid over from September 19, 1961 to October 17, 1961, for inspection and decision; Applicant to submit letter from City; then to November 14, 1961, for decision; applicant to inform the Board in regard to permission to use the adjoining lot; then laid over at request of applicant, date to be set for decision, after applicant reports as to possible purchase of adjoining lot 51; then set for January 30, 1962.

MAX H. FOLEY, *Chairman.*

JANUARY 30, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, January 30, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law—re height and bulk.

PREMISES AFFECTED—117 East 71st Street north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

184-61-A

APPLICANT—Henry Nordheim for Leah Slapo, owner.

SUBJECT—Application February 15, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—171 Spring Street, north side, 70 feet 2 inches east of Thompson Street, Block 502, Lot 41, Borough of Manhattan.

551-60-A

APPLICANT—Abraham Grossman for Local Textile Mills, Incorporated, owner.

SUBJECT—Application July 1, 1960—Appeal from a decision of the Borough Superintendent re—egress.

PREMISES AFFECTED—240-242 West 23rd Street, south side, 337 feet 6 inches east of 8th Avenue, Block 772, Lot 67, Borough of Manhattan.

202-61-A

APPLICANT—H. E. Horwood for Estate of Robert Hotkins, c/o Albert S. Hotkins.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—213-217 Grand Street, south side, 40 feet 1 inch west of Elizabeth Street, 97 Elizabeth Street, Block 238, Lot 16, Borough of Manhattan.

280-61-A

APPLICANT—Dolg Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order and a decision of the Fire Commissioner re—iron shutters.

PREMISES AFFECTED—372 Broome Street, northeast corner, Mott Street, 177 Mott Street, Block 480, Lot 37, Borough of Manhattan.

541-61-A

APPLICANT—Seymour A. Mitteldorf for Comax Realty Corporation, owner.

SUBJECT—Application April 19, 1961—Appeal from a decision of the Borough Superintendent re—egress, bulkhead, winders on stairs, elevator openings, live load, etc.

PREMISES AFFECTED—80 West 40th Street, 1054-1056 Avenue of the Americas, southeast corner, Block 841, Lot 89, Borough of Manhattan.

204-61-A

APPLICANT—Robert Teichman for Hurlow Holding Corporation, owner.

SUBJECT—Application February 17, 1961—Appeal from a decision of the Borough Superintendent re—fire escape; and an order and a decision of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—458 Broadway, 121-123 Grand Street, southeast corner, Block 232, Lot 12, Borough of Manhattan.

243-61-A

APPLICANT—Benjamin R. Levinson, for Harry and Frank Paul, owners.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—54 Lispenard Street, south side, 240 feet 1¾ inches west of Broadway, Block 194, Lot 29, Borough of Manhattan.

267-61-A

APPLICANT—Daniel Arvan for 495 Broadway Corporation, owner; New Era Letter Company, Inc., and New Era Lithograph Company, Incorporated, lessees.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—499 Broadway, west side 99 feet 8 inches north of Broome Street, and 70 Mercer Street, Block 484, Lot 23, Borough of Manhattan.

269-61-A

APPLICANT—Lama, Proskauer and Prober for Mercerway Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block 474, Lot 29, Borough of Manhattan.

401-61-A

APPLICANT—Henry I. Zeisel for Gellman and Zeisel, owners.

SUBJECT—Application March 28, 1961—Appeal from an order and decision of the Fire Commissioner re—sprinkler system; and a decision of the Borough Superintendent re—non-fireproof construction—exits, factory.

PREMISES AFFECTED—216 Centre Street, east side,

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150½ feet south of Grand Street, Block 235, Lot 9, Borough of Manhattan.

696-61-A

APPLICANT—Jacob Fisher and Donald D. Fisher for Frederick F. Lowenfels and Son, owner.

SUBJECT—Application May 16, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—16-18 Jay Street, south side, 75 feet 10 inches west of Staple Street, Block 143, Lot 23, Borough of Manhattan.

MAX H. FOLEY, *Chairman.*

FEBRUARY 14, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Wednesday morning, February 14, 1962*, at 10 o'clock, at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1094-39-BZ—Vol. II

APPLICANT—National Dairy Products Corporation, owner.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use district, the change in occupancy of an existing two story building from a milk distributing plant, office and garage to a wholesale grocery establishment and offices with a garage for more than five motor vehicles extending into the residence portion of the premises.

PREMISES AFFECTED—52-15 Metropolitan Avenue, north side, 75 feet west of Nurge Avenue, and 52-02 Flushing Avenue, south side, 103 feet west of 53rd Street, Block 2632, Lot 12, Maspeth Avenue, Borough of Queens.

190-54-BZ—Vol. II

APPLICANT—Henry Nordheim for 415 Sound View Avenue Incorporated, owner.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a one story extension to an existing laundry that exceeds the permitted area coverage and encroaches on the required setbacks, sideyard and rear yard.

PREMISES AFFECTED—415-421 Sound View Avenue, west side, 10.91 feet north of Underhill Avenue and 416 Leland Avenue, Block 3498, Lots 30, 31 and 32, Borough of The Bronx.

456-61-BZ—Vol. II

APPLICANT—Burke and Groh for Ludovico Moretti, owner; Jerry Bizelia, doing business as Linden Auto Wreckers, lessee.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7e and 7h of the Zoning Resolution, to permit in a residence use district, the erection of a one story building for the sale of new and used tires and accessories with patron parking in the open area.

PREMISES AFFECTED—157-06 Linden Boulevard, southwest corner of 158th Street, Block 12175, Lots 92, 94 and 96, Jamaica, Borough of Queens.

1464-61-BZ

APPLICANT—Lama, Proskauer and Prober for Commonwealth Equities Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7e, 7f, 7i and 7A of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs,

car washing, office and sales, storage room, and the parking and storage of motor vehicles in the open area with a ground sign and curb cuts within 75 feet of a residence use district for a temporary term of twenty years.

PREMISES AFFECTED—1741-1759 (1740 official) Westchester Avenue, north side, from Rosedale Avenue to Commonwealth Avenue, 1253-1259 Commonwealth Avenue, 1250-1260 Rosedale Avenue, Block 3784, Lots 1, 2, 3, 4, 6, 8 and 9, Borough of The Bronx.

1465-61-BZ

APPLICANT—Andrew Di Camillo for M. J. M. Distributors, Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use D area district, the erection of a one story and cellar store that exceeds the permitted area coverage.

PREMISES AFFECTED—118-122 Avenue U, south side, 60 feet east of West 9th Street, Block 7118, Lot 4, Borough of Brooklyn.

1493-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G & M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60, subdivision 3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a multiple dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—413-421 West 23rd Street, north side, 125 feet west of Ninth Avenue, 420 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1494-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd 1(b) of the Multiple Dwelling Law re—transient parking in accessory Garage.

PREMISES AFFECTED—413-421 West 23rd Street, north side, 125 feet west of Ninth Avenue, 420 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1495-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60, subdivision 3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—423-431 West 23rd Street, north side, 125 feet west of Ninth Avenue, 430 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1496-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd 1(b) of the Multiple Dwelling Law re—transient parking in a garage.

PREMISES AFFECTED—423-431 West 23rd Street, north side, 125 feet west of Ninth Avenue, 430 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1497-61-BZ

APPLICANT—Max Siegel Associates for First Terrace

CALENDAR

Gardens Incorporated, owner; G and M Garage Incorporated, lessee.
SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60, subdivision 3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.
PREMISES AFFECTED—433-441 West 23rd Street, north side, 125 feet west of Ninth Avenue, 440 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1498-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.
SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd 1(b) of the Multiple Dwelling Law re—transient parking in accessory Garage.
PREMISES AFFECTED—433-441 West 23rd Street, north side, 125 feet west of Ninth Avenue, 440 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1499-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.
SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60, subdivision 3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.
PREMISES AFFECTED—443-451 West 23rd Street, north side, 125 feet west of Ninth Avenue, 450 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1500-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated owner; G and M Garage Incorporated, lessee.
SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd 1(b) of the Multiple Dwelling Law re—transient parking in Accessory garage.
PREMISES AFFECTED—443-451 West 23rd Street, north side, 125 feet west of Ninth Avenue, 450 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1501-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.
SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60, subdivision 3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.
PREMISES AFFECTED—453-461 West 23rd Street, north side, 125 feet west of Ninth Avenue, 460 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1502-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.
SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 subd 1(b) of the Multiple Dwelling Law re—transient parking in accessory garage.
PREMISES AFFECTED—453-461 West 23rd Street, north side, 125 feet west of Ninth Avenue, 460 West

24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1576-61-BZ

APPLICANT—Crinnion and Crinnion for S. Conte and S. Calisi, owners.
SUBJECT—Application October 17, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, D-1 area district, the change in occupancy of an existing two story and cellar building from two families to three families.
PREMISES AFFECTED—2757 Seymour Avenue, west side, 123.67 feet south of Arnow Avenue, Block 4530, Lot 41, Borough of The Bronx.

1754-61-BZ

APPLICANT—Leonard F. Rothkrug for Samuel and Herbert Singer, owners.
SUBJECT—Application November 24, 1961—decision of the Borough Superintendent, under Section 9A of the Zoning Resolution, to permit in a Class ½ Height district, the erection of a six story Multiple Dwelling that exceeds the permitted height within two miles of a designated airport.
PREMISES AFFECTED—3395 Nostrand Avenue, east side, 200 feet north of Avenue U, Block 7335, Lot 68 (formerly 68, 74 and 84) Borough of Brooklyn.

665-51-BZ

APPLICANT—Murlee Estates Inc., owner.
SUBJECT—Application reopened January 16, 1962 for consideration as to extension of term of variance, expires June 10, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district a retail store on 1st floor.
PREMISES AFFECTED—88 East End Avenue, west side, 101 feet north of East 83rd Street, Block 1580, Lot 27, Borough of Manhattan.

804-41-BZ—Vol. II

APPLICANT—Gabriel Nathan for Sarah and Mabel Cohen, owners.
SUBJECT—Application reopened January 16, 1962 for consideration as to extension of term of variance, expired December 1, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.
PREMISES AFFECTED—143-155 Beach 71st Street, west side, 475 feet south of Rockaway Beach Boulevard, Block 607 (old); 16094 (new), Lot 83, Rockaway Beach, Borough of Queens.

597-44-BZ—Vol. II

APPLICANT—Haus and Bresin for Tidewater Oil Company, owner.
SUBJECT—Application reopened January 16, 1962 for consideration as to extension of term of variance, expired November 7, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c and 7h of the Zoning Resolution, permitting in the residence use portion of a lot located in a residence and unrestricted use district, the parking and storage of motor vehicles.
PREMISES AFFECTED—2987-2997 Atlantic Avenue and 205-221 Elton Street, northeast corner, Block 3955, Lot 48, Borough of Brooklyn.

The following cases were laid over from previous public hearings or reasons published in the MINUTES of such hearings.

310-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.
SUBJECT—Application March 16, 1961—decision of the

CALENDAR

Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a two story and cellar building with storage in the cellar, stores on the first floor and offices on the second floor, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-03 to 198-09 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

Hearing closed—Laid over from June 20, 1961 to September 26, 1961, for continued hearing; applicant to attempt to find conforming use; then to November 14, 1961, for continued hearing at request of applicant; applicant to endeavor to find a conforming use; then to December 5, 1961, for hearing at the request of the objectors; applicant to submit revised drawings; then to December 12, 1961, for decision; then to February 14, 1962, to await future development of area and decision.

311-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district the erection of a one story and cellar building with stores and supermarket on first floor and storage in cellar, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-19 to 198-27 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

Hearing closed—Laid over from June 20, 1961 to September 26, 1961, for continued hearing; applicant to attempt to find conforming use; then to November 14, 1961, for continued hearing at request of applicant; applicant to endeavor to find a conforming use; then to December 5, 1961, for hearing at the request of the objectors; applicant to submit revised drawings; then to December 12, 1961, for decision; then to February 14, 1962, to await future development of area and decision.

MAX H. FOLEY, *Chairman*

FEBRUARY 14, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Wednesday afternoon, February 14, 1962*, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

146-61-A

APPLICANT—Harry Soled for Station A Properties Incorporated, owner.

SUBJECT—Application February 9, 1961—Appeal from an order of the Fire Commissioner re—automatic Sprinkler System.

PREMISES AFFECTED—4 South Street, north side, 77 feet, 7 inches west of Moore Street, Block 4, Lot 4, Borough of Manhattan.

147-61-A

APPLICANT—Harry Soled for Station A Properties Incorporated, owner.

SUBJECT—Application February 9, 1961—Appeal from an order of the Fire Commissioner re—automatic sprinkler system.

PREMISES AFFECTED—5 South Street, north side, 57 feet 6 inches, west of Moore Street, Block 4, Lot 3, Borough of Manhattan.

157-61-A

APPLICANT—Herman E. Horwood for Joseph Feldman, owner.

SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—58 Walker Street, north side, 153 feet 4 inches west of Broadway, Block 194, Lot 3, Borough of Manhattan.

229-61-A

APPLICANT—Edwin Storch for Follett Time Devices, Incorporated, owner.

SUBJECT—Application February 27, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler system.

PREMISES AFFECTED—62 Reade Street, north side, 174 feet 1 inch west of Broadway, Block 150, Lot 4, Borough of Manhattan.

289-61-A

APPLICANT—Daniel Laitin for Sophie and George Bogin, owners; H. Bogin and Son, lessee.

SUBJECT—Application March 10, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—40-06 to 40-08 Astoria Boulevard, south side, 51.37 feet east of Steinway Street, Block 686, Lot 12, Long Island City, Borough of Queens.

302-61-A

APPLICANT—C. H. J. Realty Corporation, owner; Interstate Casing Company of Ohio, lessee.

SUBJECT—Application February 20, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—38 Renwick Street, east side, 125 feet south of Spring Street, Block 594, Lot 71, Borough of Manhattan.

316-61-A

APPLICANT—Samuel Rosenblum for Mark Zaren, owner.

SUBJECT—Application March 17, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler system.

PREMISES AFFECTED—50 Dey Street, north side, 149 feet 1 inch east of Greenwich Street, Block 81, Lot 10, Borough of Manhattan.

1033-61-A

APPLICANT—Murray L. White for William Cantelmi, owner.

SUBJECT—Application July 5, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—storage shed, building not facing legal street and Appeal from Borough Superintendent re—Yard Hydrant system.

PREMISES AFFECTED—5810-5818 Avenue D, south side, 56 feet 2½ inches west of Ralph Avenue, and 639 feet 1¾ inches south of Ditmas Avenue, Block 7932, Lot 131, Borough of Brooklyn.

MAX H. FOLEY, *Chairman*.

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REGULAR MEETING

TUESDAY MORNING, JANUARY 16, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

596-32-BZ—Vol. III

APPLICANT—Crinnion and Crinnion for Radin Holdings Incorporated, owner; New York General Tire Company, lessee.

SUBJECT—Application reopened October 31, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 7i of the Zoning Resolution, to permit in a business and residence district, the extension of the uses of an existing one story building used for the sale of tires and garage for 5 motor vehicles located in the business portion of the premises to include wheel alignment and balancing and relining and adjustment of brakes, the open area in the business district to be used for patron and employees parking.

PREMISES AFFECTED—619 East Fordham Road, northwest corner of Hughes Avenue, Block 3273, Lot 252, Borough of The Bronx.

APPEARANCES—

For Applicant: None.

For Opposition: Bernard Hubscher, Louis Rizzo, Tom Polman and Peter Abbruzzese.

ACTION OF BOARD—Laid over to January 30, 1962, at 10 A.M. for hearing because of absence of applicant.

279-33-BZ—Vol. II

APPLICANT—Albert J. Marlo for Newman Building Company, Incorporated, owner; California Oil Company, lessee.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7A and 21 of the Zoning Resolution, to permit in a local retail and residence use D and F area district the reconstruction and extension in area of an existing gasoline service station, lubritorium, office and accessory sales, auto washing (non-automatic) minor repair shop, safety inspection station and the parking and storage of more than five cars with curb cuts, ground sign within 75 feet of a residence use district, the parking area encroaches on the required setbacks.

PREMISES AFFECTED—127-02 to 127-16 New York Boulevard and 161-40 to 161-60 Baisley Boulevard, southwest corner and 161-45 to 161-55 128th Avenue, Block 12269, part of Lot 29 and Lot 35, Springfield Gardens, Borough of Queens.

APPEARANCES—

For Applicant: Albert J. Marlo.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

577-42-BZ—Vol. II

APPLICANT—George H. Colin for Cities Service Oil Company, owner.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7c of the Zoning Resolution, to permit in a residence and business use district, the reconstruction and extension in area of an existing gasoline service station with lubritorium, minor motor vehicle repairs, car wash and the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—6833 Shore Road and 1-9 Bay Ridge Avenue, northeast corner, Block 5859, Lots 10 and 12, Borough of Brooklyn.

APPEARANCES—

For Applicant: Benjamin Mosher and Thomas F. Beckery.

For Opposition: Sidney J. Shiffman, Paul Skelkin, J. H.

Thorsen, Samuel Bodian, Park Dept. and Muriel Shelkin.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for hearing at request of applicant; applicant wishes to discuss revised layout with possible objectors.

687-54-BZ—Vol. II

APPLICANT—Gill and Halpern for Estate of Louis Pillari; Kathleen Pillari, Administrator.

SUBJECT—Application reopened September 26, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a retail use district in an existing building occupied as a garage for more than five motor vehicles, the extension of the uses to include minor auto repairs and gasoline service station.

PREMISES AFFECTED—11-06 to 11-08 30th Avenue and 9-40 Main Street, south west corner, Block 507, Lot 31, Astoria, Borough of Queens.

APPEARANCES—

For Applicant: Aaron Halpern and George Pillari.

For Opposition: Harvey Fox and Louis Glickhouse for N. Y. C. Housing Authority.

ACTION OF BOARD—Laid over, without date, for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

269-56-BZ—Vol. II

APPLICANT—Larry Meltzer for Julia and Mike Novelli owners; Grabstein Brothers Incorporated, lessee.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use D area district, the erection of a one story and cellar extension to an existing one story restaurant that exceeds the permitted area coverage.

PREMISES AFFECTED—1845 Rockaway Parkway and 9701 to 9715 Avenue M, north east corner, Block 8262, Lot 6, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer.

For Opposition: Charles E. Bernstein, Sidney Umansky, Charlotte Smallwood, Clara E. Johnson and Councilman Sam Curtis.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

146-57-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Frank Mastramauro, owner.

SUBJECT—Application reopened November 8, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in an unrestricted and residence use district, the use of the open area located in the residence portion of the premises for the parking of more than five motor vehicles and access to the factory and garage and extension of building, with repair shop, lubritorium, welding shop, paint shop and upholstery shop located in the unrestricted portion of the premises.

PREMISES AFFECTED—219-29 141st Avenue, north side, 100.24 feet east of 219th Street, Block 13143, Lot 109, Springfield, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti, Vincent D. Luongo and Frank Mastramauro.

For Opposition: Max M. Lome, Frank Staicor, Elsie Kreuber, Mildred Briggeman, Claire DeMaria, Rosalie Siegfried, Martha Cufforth, Florence Masch, Florence Markland, Mary Thompson, Victoria Addco, Lillian Furber, Emma Sawchenko, Elizabeth Sutch, Rose Sheriff, Ephraim S. Furber, Gustav Briggeman, Joseph W. Mulligan, Charles Mannetta, Mrs. D. Rello and Mrs. Inghima.

ACTION OF BOARD—Laid over, without date, for in-

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spection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

364-58-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Jeanne S. Diloreto, owner.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail use D area district, in an existing one story and cellar building that exceeds the permitted area coverage, the construction of a second floor for use as offices.

PREMISES AFFECTED—80-21 to 80-23 164th Street, east side, 60.43 feet north of 81st Avenue, Block 7014, Lot 26, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1616-61-A

APPLICANT—Lama, Proskauer and Prober for Jeanne Diloreto, owner.

SUBJECT—Application filed August 30, 1961—Appeal from a decision of the Borough Superintendent, re—walls.

PREMISES AFFECTED—80-21 to 80-23 164th Street, east side, 60.43 feet north of 81st Avenue, Block 7014, Lot 26, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

767-59-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Twin Container Company, Incorporated, owner.

SUBJECT—Application reopened October 31, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7e, 7h & 21 of the Zoning Resolution, to permit in a local retail and residence use C area district, the erection of a one story extension to an existing two story building and the change in use from bakery, storage and packing and store to a smoked meat processing plant, office, storage and locker rooms with private parking and loading and unloading in the open area, the proposed extension exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—13-15 Sumpter Street, north side, 250 feet west of Patchen Avenue and 100-106 Marion Street, Block 1695, Lots 16, 17, 18 and 42, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: Louis Glickhouse, and Harvey Fox for N. Y. C. Housing Authority and John Jones.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

636-60-BZ—Vol. II

APPLICANT—Robert Gottlieb for Hermany Realty Company, owner.

SUBJECT—Application reopened April 11, 1961 as Volume II—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for parking and storage of more than five (5) cars of the passenger type for employees only, no fees charged.

PREMISES AFFECTED—2310 Hermany Avenue, south side, 88 feet east of Havemeyer Avenue, Block 3697, Lot 11, Borough of The Bronx.

APPEARANCES—

For Applicant: Gerald Levy and Arthur Schwartz.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

947-61-BZ

APPLICANT—Charles A. Buckley, Jr. for Southmore Realty Corporation, owner; Hawthorne Garage Corporation, lessee.

SUBJECT—Application June 7, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district, in an existing 12 story and penthouse multiple dwelling the use of the vacant parking space in the required accessory garage for transient parking.

PREMISES AFFECTED—209-223 (211 official) East 53rd Street, north side, 100 feet east of Third Avenue, Block 1327, Lots 5, 6, 7, 8, 8½, 9, and 10, Borough of Manhattan.

APPEARANCES—

For Applicant: Charles A. Buckley, Jr. and Seymour Sperber.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit statement; hearing closed.

948-61-A

APPLICANT—Charles A. Buckley, Jr. for Southmore Realty Corporation, owner; Hawthorne Garage Corporation, lessee.

SUBJECT—Application June 7, 1961—Filed pursuant to Section 60 of the Multiple Dwelling Law re—Parking for transients in Multiple Dwelling.

PREMISES AFFECTED—209-223 (211 official) East 53rd Street, north side, 100 feet east of Third Avenue, Block 1327, Lots 5, 6, 7, 8, 8½, 9, and 10, Borough of Manhattan.

APPEARANCES—

For Applicant: Charles A. Buckley, Jr. and Seymour Sperber.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution, is amended to permit the Board to act; hearing closed.

1308-61-BZ

APPLICANT—Carl H. Salminen for Bard Holding Corporation, owner.

SUBJECT—Application August 10, 1961—decision of the Borough Superintendent, under Sections 7e, 7i, 7A and 21 of the Zoning Resolution, to permit in a retail use, "D" area district, the erection of a one story extension for use as a garage with roof parking and repair of owners trucks in conjunction with the existing uses of machine shop, office, vault, garage and dwelling, the proposed extension exceeds the permitted area coverage, encroaches on the required rear yard, and has business entrances within 75 feet of a residence use district for a stated term of 20 years.

PREMISES AFFECTED—222-15 to 222-19 Northern Boulevard, northwest corner of 223rd Street, 43-33 222nd Street, Block 6328, Lots 1 and 39, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Carl H. Salminen.

For Opposition: None.

ACTION OF BOARD—Laid over to February 6, 1962 for hearing at request of applicant; applicant to submit new plans.

1354-61-BZ

APPLICANT—Carl H. Salminen for Free Gospel Church Assemblies of God, owner.

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SUBJECT—Application August 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution to permit in a residence use D-D area district, the erection of a two story and basement extension to an existing church that exceeds the permitted area coverage and encroaches on the required setbacks from a mapped street.

PREMISES AFFECTED—156-15 Sanford Avenue, 41-30 157th Street, northwest corner, Block 5329, Lot 32, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Carl H. Salminen and Rev. Arthur H. Graves.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1402-61-BZ

APPLICANT—Crinnion and Crinnion for Ludwig J. Grill, owner.

SUBJECT—Application September 1, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a three story, two family dwelling that encroaches on the required setbacks from a mapped street.

PREMISES AFFECTED—1038 Neill Avenue, southwest corner of Hone Avenue, Block 4269, Lot 8, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1404-61-BZ

APPLICANT—Arnold W. Lederer for Josephine Gabriel, owner.

SUBJECT—Application August 25, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in business use district, the change in occupancy of an existing one story building from a junk shop and chicken market to an auto repair shop with body and fender repairs, welding, painting and spraying.

PREMISES AFFECTED—2774-2780 East 14th Street, west side, 136 feet, 9 inches north of Neptune Avenue, Block 7487, Lot 40, Borough of Brooklyn.

APPEARANCES—

For Applicant: Arnold W. Lederer and Sam Gabriele.

For Opposition: J. Ditzio for Board of Education.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1415-61-BZ

APPLICANT—Max Siegel Associates for G.A.L. Electro Mechanical Service, owner.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Sections 7a and 7c of the Zoning Resolution, to permit in a retail and residence use district, in an existing three story building, the extension of the factory use on the second and third floor, to the first floor, presently used for storage.

PREMISES AFFECTED—331-343 East 102nd Street, north side, 75 feet west of First Avenue, Block 1674, Lot 19, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1421-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Carnegie Endowment for International Peace, owner; Chazen's Garage, Incorporated, lessee.

SUBJECT—Application September 11, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a restricted retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—335 East 46th Street, north side, 225 feet west of First Avenue, Block 1339, Lot 17, Borough of Manhattan.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to January 30, 1962, at 10 A.M. for hearing at request of applicant.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, southeast corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1423-61-BZ

APPLICANT—Leonard F. Rothkrug for Abraham Zirman, owner; Strauss Stores, lessee.

SUBJECT—Application September 8, 1961, decision of the Borough Superintendent, under Sections 7e, 7A and 21 of the Zoning Resolution, to permit in a local retail use "D" area district, in an existing retail store for sale of auto accessories, the addition of accessory minor auto repairs with acetylene torch for the installation of seat covers, tires, mufflers and tail pipes, the change of an off-street loading to a service area, thereby making the building have excess area coverage and the use of the curb cut within 75 feet of a residence district for a term of fifteen years.

PREMISES AFFECTED—1178 Castle Hill Avenue, southeast corner of Gleason Avenue, Block 3820, Lot 9, Borough of The Bronx.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: David Varhaus, Mary P. Cervirie, Francis W. Raut, Theresa Rasmussen, Concetta L. Fera, Charlotte Merle, Ann West, Rosemary E. Saboleski, Lorraine M. Herrmann, Tessie Marena, Katherine Croniere, Rosa Aranjee, Anthony Cervini, Harry Billy, Michael Seafua, John Calcagno, Jacob Entereman, Louise Williams, Joseph Barouski, Peggy Walther, Maria A. Casella and F. T. O'Donnell.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

292-57-BZ

APPLICANT—Herman Kron for 61-44 Fresh Meadow Road, Inc., owner.

SUBJECT—Application reopened December 5, 1961 for consideration as to extension of time to complete, expired June 7, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7e, 7A, 7h

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and 7i of the Zoning Resolution, permitting in retail and residence use district, the reconstruction and maintenance of a gasoline service station, lubritorium, motor vehicle repair shop and sale of used cars, parking and storage of more than 5 cars, with curb cuts within 75 feet of a residence use district and a ground sign on the retail use portion.

PREMISES AFFECTED—130-36 Merrick Boulevard, northwest corner of 130th Road, Block 12541, Lot 50, St. Albans, Borough of Queens.

APPEARANCES—

For Applicant: Herman Kron.

For Opposition: None.

ACTION OF BOARD—Time extended to complete the work.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on February 4, 1958, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that there have been no changes on the site or in the area, and no zoning changes; that plans have been approved but that no work has been done; and

WHEREAS, this application was reopened from time to time for an extension of time, to obtain permits and complete the work, and last extended on June 7, 1960; and

WHEREAS, the applicant requested reopening of this application and extension of time, to obtain permits and complete the work, which had expired by time limitation June 7, 1961; and

WHEREAS, this application was reopened on December 5, 1961 and set for hearing on January 16, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on January 16, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated October 2, 1961 acting on N.B. Applic. No. 311-57, reads:

"1. The proposed extension of time beyond June 7, 1961 is contrary to the variance granted by the B.S.A. under Cal. No. 292-57-BZ and is referred back to the Board for its determination."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on February 4, 1958, as amended through June 7, 1960, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a certificate of occupancy shall be obtained."

Adjourned 1:00 P.M.

JAMES P. MULROY, *Secretary*

REGULAR MEETING

TUESDAY AFTERNOON JANUARY 16, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

219-49-SM

APPLICANT—Lee Lime Corporation, owner.

APPEARANCES—

For Applicant: R. L. Mansfield.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

219-49-SM—Lee Lime Corporation, Lee, Massachusetts, filed for approval of the material known as Minute Man Plastic Lime, Type S, under the provisions of C26-191.0 and C26-312.0 Administrative Building Code. The application was subject for dismissal on January 25, 1955 and September 19, 1961, but was removed at the request of the applicant in order to complete his application by submitting test reports.

USE: Hydrate lime.

DESCRIPTION: The material is a hydrate lime which is essentially calcium hydroxide or a mixture of calcium hydroxide and magnesium oxide and magnesium hydroxide.

INSPECTION & TEST: The plant of the applicant was visited by a Committee of the Board and the applicant has submitted a report of a test conducted by the Thompson & Lichtner Company, Inc., showing that the samples tested comply with A.S.T.M. requirements. The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Minute Man Plastic Lime, Type S, as manufactured by the Lee Lime Corporation for use in New York City under the provisions of C26-312.0 Administrative Building Code, on condition that each bag in which the material is marketed shall be labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 219-49-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

181-54-SM

APPLICANT—Alsynite Division of Reichhold Chemicals, Inc., owner.

SUBJECT—Plastic used for glazing.

APPEARANCES—

For Applicant: Harold Perrine.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

181-54-SM—Amendment to resolution as to additional use of the material Alsynite.

Alsynite Division of Reichhold Chemicals, Inc., Paterson, New Jersey, requested that the resolution adopted February 17, 1960 under Calendar Number 181-54-SM be reopened and amended so as to include an additional use for the material Alsynite.

USE: Plastic used for glazing.

DESCRIPTION: The material is the same as that approved by the Board under Calendar Number 181-54-SM, except that for glazing purposes the inhibitors have been removed so as to increase its weathering characteristics; this removal causes the material to be classed as slow-burning plastic.

DESCRIPTION: The Committee on Test recommends that, as C26-650.0 does not prohibit combustible sash and

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frames in buildings less than 150'-0" in height, and as glass is only specifically mentioned in C26-668.0 and C26-676.0 Administrative Building Code, and as this material would not be considered for use in those specific locations, the material Alsynite may be used only for the glazing of windows in schools as defined under C26-132.0 and C26-133.0 Administrative Building Code, on condition that this material shall not be used in locations that require a fire resistive opening protective assembly; that the school buildings in which it is to be used shall not exceed 75 feet in height; that the glazing compounds used shall only be those as specified by the manufacturer of Alsynite approved by the Board and further, that all cartons or wrappings in which the material is marketed shall be stamped or labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 181-54-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

246-54-SA

APPLICANT—Quiet Automatic Burner Corporation, owner.

SUBJECT—Additional models of oil-fired suspended heaters.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

246-54-SA—Amendment to resolution as to additional models of oil-fired heaters.

Quiet Automatic Burner Corporation, Montclair, New Jersey, requested that the resolution adopted July 13, 1954 under Calendar Number 246-54-SA be reopened and amended so as to include additional models of oil-fired heaters.

USE: Oil-fired suspended heaters.

DESCRIPTION: The requested models are basically the same as the presently approved heaters, differing only as BTU input.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted July 13, 1954 under Calendar Number 246-54-SA be reopened and amended so as to include the additional models of oil-fired suspended heaters, Models SU-85, SU-180, SU-200, and SU-335, on condition that the requirements of the resolution adopted July 13, 1954 under Calendar Number 246-54-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

336-55-SA

APPLICANT—Metalmaster Corporation, owner.

SUBJECT—Change of corporate name.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

336-55-SA—Amendment to resolution as to change of corporate name.

Metalmaster Corporation, Newark, New Jersey, requested that the resolution adopted July 12, 1955 and amended through May 10, 1960 under Calendar Number 336-55-SA be reopened and amended so as to show a change of corporate name.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted July 12, 1955 and amended through May 10, 1960 under Calendar Number 336-55-SA be reopened and amended so as to show a change of corporate name from General Heating Products Company/Republic Products Company, to Repco Products Corporation, as shown in the action of May 10, 1960 under Calendar Number 336-55-SA, on condition that the requirements of the resolution adopted July 12, 1955 and amended through May 10, 1960 under Calendar Number 336-55-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

615-55-SA

APPLICANT—General Electric Company, Major Appliance Division, owner.

SUBJECT—Additional models of electric oven and range for domestic use.

APPEARANCES—

For Applicant: Joseph Kenel.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

615-55-SA—Amendment to resolution as to additional models of electric built-in ranges.

General Electric Co., Major Appliance Division, New York, requested that the resolution adopted April 10, 1956, under Calendar Number 615-55-SA be reopened and amended so as to include additional models of built-in ranges.

USE: Electric oven and range for domestic use.

DESCRIPTION: The requested models are basically the same as the presently approved models, differing as to styling from the presently approved units. The requested models have been approved by the Underwriters Laboratory under File E 23718, copies of which are on file with and are part of the record.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted April 10, 1956, under Calendar Number 615-55-SA, be reopened and amended so as to include General Electric Built-In Ranges Models JC12, JC15, JC28, JD12, JD14, JD24, JP72, JP76, JP80,

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JP84, JP85, JP86, JP88, JH94, JH96, JM61 and JM66 all having the suffix letter "V" on condition that the requirements of the resolution adopted April 10, 1956, under Calendar Number 615-55-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

720-56-SA

APPLICANT—Burnham Corporation, Boiler Division, owner.

SUBJECT—Additional gas-fired boilers.

APPEARANCES—

For Applicant: W. H. Samson.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

720-56-SA—Amendment to resolution as to additional models of gas-fired boilers.

Burnham Corporation, Irvington, New York, requested that the resolution adopted April 2, 1957 and amended through May 10, 1960 under Calendar Number 720-56-SA be reopened and amended so as to include additional gas-fired boilers.

USE: Gas-fired heating boiler.

DESCRIPTION: The requested Models, 4-61-CLF-1 and 4-61-CLF-3, are basically the same as the Model 61 gas boiler, previously approved; difference being that the requested models are only hot water boilers where the Model 61 was approved as either a steam or hot water boiler.

The additional Model, Holiday 80 Series, is similar to the 70 Series, previously approved, except that it has a greater BTU input. All requested models have been approved by the American Gas Association.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted April 2, 1957 and amended through May 10, 1960 under Calendar Number 720-56-SA be reopened and amended so as to include the additional gas-fired boilers, Models 80, 4-61-CLF-1 and 4-61-CLF-3 on condition that the requirements of the resolution adopted April 2, 1957 and amended through May 10, 1960 under Calendar Number 720-56-SA are complied with, except that the boilers Models 4-61 CLF-1 and 4-61-CLF-3 may be installed with reduced clearances as permitted under C26-693.0.d.2 Administrative Building Code provided the boilers have an additional label showing the permitted clearances as approved by the American Gas Association.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

262-57-SA

APPLICANT—Detrex Chemical Industries, Inc., owner.

APPEARANCES—

For Applicant: Charles C. Conklin.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

262-57-SA—Detrex Chemical Industries Inc., Detroit, Michigan, filed for approval of the appliance known as Detrex Model 600 Drycleaning Process under the provisions of C26-191.0 Administrative Building Code and Chapter 19 Administrative Code.

USE: Commercial drycleaning equipment using perchlorethylene as the solvent—Capacity 50 lbs.

DESCRIPTION: Drycleaning Machine.

The drycleaning machine consists of a 36" diameter x 30" deep divided-partition drum, fabricated of Aluminum castings and enclosed on the periphery with coated, perforated sheet steel. This drum is supported on heavy-duty, anti-friction outboard bearings mounted on the welded steel housing. The shaft is provided with double seals to prevent loss of the cleaning solvent used in the drycleaning process. The rotating drum is enclosed in a tub ($\frac{3}{16}$ " steel plate of welded construction), which is in turn welded to the base of $\frac{5}{16}$ " steel plate, and storage tank of $\frac{3}{16}$ " steel plate, reinforced with necessary gussets and structural steel to properly support it. Mounted on the storage tank of the machine are $1\frac{1}{2}$ HP gearhead motor for the washing cycle, and a 3 HP motor for the extract cycle. These two motors are interconnected by means of a roller chain drive and an over-running clutch. The clutch is mounted on the inside shaft of the extract motor which is provided for double end drive. On the opposite end of the extractor motor shaft is mounted the "V" belt drive for the cleaning drum. Therefore, the drum is driven during the wash cycle by the $1\frac{1}{2}$ HP gearhead motor through the clutch on the extract motor shaft. During the extraction cycle, it is driven directly by the extract motor with the clutch over-running or disengaged from the wash motor. Also mounted within the storage tank is a self priming centrifugal pump. This pump is driven by a 2 HP, 3450 RPM motor.

The unit is completely automatic and the length of the washing cycles are set by the operator on the dials above the loading door. The washing cylinder revolves at approximately 27 RPM during the washing cycle and at 525 RPM during the extraction cycle.

FILTER:

The filter provided with the Detrex Model 600 Drycleaner is 22 inches in diameter with 10 gauge sheet steel sides and $\frac{3}{16}$ dished and flanged heads. The body is designed for a working pressure of 70 lbs. per sq. inch. Contained in the filter are cylindrical tubes of suitable mesh wire screen upon the outside of which the filter powder is plated by solvent flow to form the filtering media. The flow through the solvent filter is approximately 3,000 gallons per hour.

Installed in the discharge piping of the filter are control valves which direct the flow of solvent either to the tub or back to the storage tank. Mounted also on the tank is an air compressor. It is driven by a $\frac{1}{3}$ HP, 1750 RPM motor and equipped with a pop safety valve set at 30 lbs. per sq. inch.

COOKER UNIT

All Detrex 600 units are provided with a solvent cooker unit. The cooker body is 10 gauge sheet steel with a 10 gauge steel dished bottom (Welded construction) and a 10 gauge steel dished cover. This unit is designed for a working pressure of 70 lbs. per sq. inch. Contained in the cooker unit is a suitable mesh flat wire basket. The basket is lined with a nylon bag. The solvent cooker unit is fabricated

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with an external welded jacket for the application of steam. In operation, the soiled filter powder from the filter is removed to the cooker unit through a connecting pipe line from the bottom of the filter by air pressure. A filter powder cake forms on the screen supported nylon bag and the solvent transferred along with the powder is allowed to flow through this cake back to the storage tank. When the cake in this unit builds up to 4" thick in the bag liner, steam is applied to the jacket and the solvent is baked from the powder. Solvent vapors condense on the bottom of the extractor unit and are piped back to the storage tank.

STILL

All Detrex 600 units are provided with a solvent recovery still of the atmospheric type. The still body is fabricated of 10 gauge steel, reinforced with structural steel of all-welded construction and is heated by a 1 1/4" I.P.S. steam coil made of standard 125 lb. pipe and fittings. It is provided with a steam pressure reducer, strainer and gauge for proper control of working steam pressure. The two condenser coils are continuous spirally wound coils, fabricated of 3/4" standard pipe, hot dip galvanized after fabrication. The distillation of this unit is 125 gallons per hour.

SYNTH-O-SAVER UNIT

The Detrex Synth-O-Saver or solvent recovery unit consists essentially of an open basket constructed with a solid spun, 16 gauge metal back and a perforated, galvanized metal periphery. This is mounted on a stub shaft and supported by two ample anti-friction, self-aligning ball bearings. The tumbler basket is rotated by a 1/4 HP, 1750 RPM open, ball bearing motor belted to a gear reducer which is connected to the tumbler shaft and driven by means of roller chain drive and two cut-tooth steel blade sprockets. The entire unit is enclosed in a sheet metal housing. Air is supplied through the recovery unit by a paddle-wheel type fan of cast aluminum construction which is directly connected to the 1/4 HP, 3450 RPM ball bearing motor. Both this motor and the tumbler motor have individual control switches and are adequately protected by thermal overload and short-circuiting devices. The solvent reclaiming unit (Synth-O-Saver) fan draws the solvent-laden air from the shell which encloses the tumbler basket and passes it through the large filter bag to remove lint and dirt. The air then passes through the damper housing over a cooling coil where the solvent is condensed and removed from the air. The solvent flows from this location through a water separator. The reclaimed solvent is piped back to the storage tank of the drycleaning machine and the separated water collected in a small open container. The air, after the solvent vapors have been removed, passes over a heating coil and is re-delivered to the housing of the reclaiming unit.

When the above outlined air flow is carried out, the dampers are in the recovery position. When the dampers are in the aeration position, fresh air is drawn into the tub at a point between the heating coil and the tub. This air is drawn over the clothes for deodorizing and cooling purposes and is passed to the outside after it has passed through the lint bag.

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts, and it was noted that the size of the basket was 36" diameter by 30" deep. Using the factor of 2.8 lbs. per cu. ft. the capacity is 50 lbs.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Detrex Model 600 Drycleaning Process as herein described for voluntary use in New York City when installed in accordance with the requirements of the Rules Covering Dry Cleaning Establishments Pursuant to the Zoning Resolution of the City of New York and further that the appliance bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar

Number 262-57-SA," and the additional words 50 lb. capacity.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

263-57-SA

APPLICANT—Detrex Chemical Industries, Inc., owner.
APPEARANCES—

For Applicant: Charles C. Conklin.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 263-57-SA—Detrex Chemical Industries, Inc., Detroit, Michigan, filed for approval of the appliance known as Detrex Model 600S Drycleaning Process under the provisions of C26-191.0 Administrative Building Code and Chapter 19, Administrative Code.

USE: Commercial drycleaning equipment using perchlorethylene as the solvent—Capacity 50 lbs.

DESCRIPTION: DRYCLEANING MACHINE

The drycleaning machine consists of a 36" diameter X 30", divided-partition drum, fabricated of Aluminum castings and enclosed on the periphery with coated, perforated sheet steel. It is of rugged, riveted construction. This drum is supported on heavy-duty, anti-friction outboard bearings mounted on the welded steel housing. The shaft is provided with double seals to prevent loss of the cleaning solvent used in the drycleaning process. The rotating drum is enclosed in a tub (3/16" steel plate of welded construction), which is in turn welded to the base of 5/16" steel plate, and storage tank of 3/16" steel plate, reinforced with necessary gussets and structural steel to support it. Mounted on the storage tank of the machine are 1 1/2 HP gearhead motor for the washing cycle, and a 3 HP motor for the extract cycle. These two motors are inter-connected by means of a roller chain drive and an over-running clutch. The clutch is mounted on the inside shaft of the extract motor which is provided for double end drive. On the opposite end of the extractor shaft is mounted the "V" belt drive for the cleaning drum.

Therefore, the drum is driven during the wash cycle by the 1 1/2 HP gearhead motor through the clutch on the extract motor shaft. During the extraction cycle, it is driven directly by the extract motor with the clutch over-running or disengaged from the wash motor. Also mounted within the storage tank is a self-priming centrifugal pump. This pump is driven by a 2 HP, 3450 RPM motor.

The unit is completely automatic and the length of the washing cycles are set by the operator on the dials above the loading door. The washing cylinder revolves at approximately 27 RPM during the washing cycle and at 525 RPM during the extraction cycle.

RINSE TANK AND FILTERS

Mounted on a second tank (3/16" steel plate of welded construction, reinforced with structural steel and gussets) are two (2) cylindrical filter bodies of welded construction. One filter is 18 inches in diameter with 10 gauge sheet steel sides and 9 gauge dished and flanged steel heads. The second filter is 22 inches in diameter with 10 gauge sheet steel sides and 3/16" dished and flanged heads. These bodies are

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designed for a working pressure of 70 lbs. per sq. inch. Contained in each filter are cylindrical tubes of suitable mesh wire screen upon the outside of which the filter powder is plated by solvent flow to form the filtering media. The flow through each of the solvent filters is approximately 3,000 gallons per hour.

Installed in the discharge piping of the filters are control valves which direct the flow of solvent either to the tub or back to the correct storage tank.

Mounted also on this tank is an air compressor. It is driven by a $\frac{1}{3}$ HP, 1750 RPM motor and equipped with a pop safety valve set at 30 lbs. per sq. inch. Mounted within this tank is a second solvent pump, also driven by a 2 HP, 3450 RPM motor.

COOKER UNIT

All Detrex Model 600-S units are provided with a solvent cooker unit. The cooker body is 10 gauge sheet steel with a 10 gauge steel dished bottom (Welded construction) and a 10 gauge steel dished cover. This unit is designed for a working pressure of 70 lbs. per sq. inch. Contained in the cooker unit is a suitable mesh flat wire basket. The basket is lined with a nylon bag. The solvent cooker unit is fabricated with an external welded jacket for the application of steam. In operation, the soiled filter powder from the filter is removed to the cooker unit through a connecting pipe line from the bottom of the filter by air pressure. A filter powder cake forms on the screen supported nylon bag and the solvent transferred along with the powder is allowed to flow through this cake back to the storage tank. When the cake in this unit builds up to 4" thick in the bag liner, steam is applied to the jacket and the solvent is baked from the powder. Solvent vapors condense on the bottom of the extractor unit and are piped back to the storage tank.

STILL

All Detrex Model 660S units are provided with a solvent recovery still of the atmospheric type. The still body is fabricated of 10 gauge steel, reinforced with structural steel of all welded construction and is heated by a $1\frac{1}{4}$ " I.P.S. steam coil made of standard 125 lb. pipe and fittings.

It is provided with a steam pressure reducer, strainer and gauge for proper control of working steam pressure. The two condenser coils are continuous spirally wound coils, fabricated of $\frac{3}{4}$ " standard pipe, hot dip galvanized after fabrication. The distillation of this unit is 125 gallons per hour.

SYNTH-O-SAVER UNIT

The Detrex Synth-O-Saver or solvent recovery unit consists essentially of an open basket constructed with a solid spun, 16 gauge metal back and a perforated, galvanized metal periphery. This is mounted on a stub shaft and supported by two ample anti-friction, self-aligning ball bearings. The tumbler basket is rotated by a $\frac{1}{4}$ HP, 1750 RPM open, ball bearing motor belted to a gear reducer which is connected to the tumbler shaft and driven by means of roller chain drive and two cut-tooth steel blade sprockets. The entire unit is enclosed in a sheet metal housing. Air is supplied through the recovery unit by a paddle-wheel type fan of cast aluminum construction which is directly connected to the $\frac{1}{4}$ HP, 3450 RPM ball bearing motor. Both this motor and the tumbler motor have individual control switches and are adequately protected by thermal overload and short circuiting devices. The solvent reclaiming unit (Synth-O-Saver) fan draws the solvent-laden air from the shell which encloses the tumbler basket and passes it through the large filter bag to remove lint and dirt. The air then passes through the damper housing over a cooling coil where the solvent is condensed and removed from the air. The solvent flows from this location through a water separator.

The reclaimed solvent is piped back to the storage tank of the drycleaning machine and the separated water collected in a small open container.

The air, after the solvent vapors have been removed,

passes over a heating coil and is re-delivered to the housing of the reclaiming unit.

When the above outlined air flow is carried out, the dampers are in the recovery position. When the dampers are in the aeration position, fresh air is drawn into the tub at a point between the heating coil and the tub. This air is drawn over the clothes for deodorizing and cooling purposes and is passed to the outside after it has passed through the lint bag.

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts, and it was noted that the size of the basket was 36" diameter by 30" deep. Using the factor of 2.8 lbs. per cu. ft., the capacity is 50 lbs.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Detrex Model 600S Drycleaning Process as herein described for voluntary use in New York City when installed in accordance with the requirements of the Rules Covering Dry Cleaning Establishments Pursuant to the Zoning Resolution of the City of New York and further that the appliance bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 263-57-SA," and the additional words 50 lb. capacity.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

264-57-SA

APPLICANT—Detrex Chemical Industries Inc., owner.

APPEARANCES—

For Applicant: Charles C. Conklin.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 264-57-SA — Detrex Chemical Industries, Inc., Detroit, Michigan, filed for approval of the appliance known as Detrex Models 422 and 422S Drycleaning Process under the provisions of C26-191.0 Administrative Building Code and Chapter 19, Administrative Code.

USE: Commercial drycleaning equipment using perchlorethylene as the solvent—Capacity 15 lbs.

DESCRIPTION: DRYCLEANING MACHINE

The drycleaning machine consists of a 30" diameter x 12" deep, divided-partition drum, fabricated of aluminum castings and enclosed on the periphery with coated, perforated sheet steel. It is of rugged riveted construction. This drum is supported on heavy-duty, anti-friction outboard bearings mounted on the welded steel housing. The shaft is provided with the double seals to prevent loss of the cleaning solvent used in the drycleaning process. The rotating drum is enclosed in a tub ($\frac{3}{16}$ " steel plate of welded construction), which is in turn welded to the storage tank of $\frac{3}{16}$ " steel plate, reinforced with necessary gussets and structural steel to support it. Mounted on the storage tank of the machine are a $\frac{1}{2}$ HP gearhead motor for the washing cycle and a 1 HP motor for the extract cycle. These two motors are inter-connected by means of a roller chain drive and an over-running clutch. The clutch is mounted on the inside shaft of the extract motor which is provided for double

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end drive. On the opposite end of the extractor motor shaft is mounted the "V" belt drive for the cleaning drum.

Therefore, the drum is driven during the wash cycle by the 1/2 HP gearhead motor through the clutch on the extractor motor shaft. During the extraction cycle, it is driven directly by the extract motor with the clutch over-running or disengaged from the wash motor. Also mounted on the storage tank is a self-priming centrifugal type pump or in the case of the Model 422S (2) pumps. This pump is driven by a 3/4 HP, 3450 RPM motor.

The unit is automatic and the length of the washing cycles are set by the operator on the dial above the loading door. The washing cylinder revolves at approximately 35 RPM during the washing cycle and at 565 RPM during the extraction cycle.

FILTERS

Also mounted on the storage tank of the Model 422S are two filters and mounted on the storage tank of the Model 422 is one filter. These filters are of cylindrical welded construction, 18 inches in diameter with #10 gauge sheet steel sides and a #9 gauge dished and flanged steel head. These filter bodies are designed for a working pressure of 70 lbs. per sq. inch. Contained in each filter are cylindrical tubes of suitable mesh wire screen upon the outside of which the filter powder is plated by solvent flow to form the filtering media. The flow through each of the filters is approximately 1800 gallons per hour.

Installed in the discharge piping of the filters are control valves which direct the flow of solvent either to the tub or back to the correct storage tank.

Mounted on the machine storage tank is an air compressor. It is driven by a 1/3 HP, 1750 RPM motor and equipped with a pop safety valve set at 30 pounds per square inch.

COOKER UNIT

All Detrex Models 422 and 422S units are provided with a solvent cooker unit. The cooker body is 10 gauge sheet steel with a 10 gauge steel dished bottom (Welded construction) and a 10 gauge steel dished cover. This unit is designed for a working pressure of 70 pounds per square inch. Contained in the cooker unit is a suitable mesh flat wire basket. The basket is lined with a nylon bag. The solvent cooker unit is fabricated with an external welded jacket for the application of steam. In operation, the soiled filter powder from the filter is removed to the cooker unit through a connecting pipe line from the bottom of the filter by air pressure. A filter powder cake forms on the screen supported nylon bag and the solvent transferred along with the powder is allowed to flow through this cake back to the storage tank. When the cake in this unit builds up to 4 inches thick in the bag liner, steam is applied to the jacket and the solvent is baked from the powder. Solvent vapors condense on the bottom of the extractor unit and are piped back to the storage tank.

STILL

All Detrex Models 422 and 422S units are provided with a solvent recovery still of the atmospheric type. The still body is fabricated of 10 gauge steel, reinforced with structural steel of all-welded construction and is heated by 1 1/4" IPS steam coil made from standard 125 PSI pipe and fittings.

It is provided with a steam pressure reducer, strainer and gauge for proper control of working steam pressure. The condenser coil is a continuous spirally wound coil, fabricated of 3/4" standard galvanized pipe. The distillation rate of this unit is 40 gallons per hour.

SYNTH-O-SAVER UNIT

The Detrex Synth-O-Saver or solvent recovery unit consists of an open basket constructed with a solid spun, 16 gauge metal back and a perforated, galvanized metal periphery. This is mounted on a stub shaft and supported by two ample anti-friction, self-aligning ball bearings. The tumbler basket is rotated by a 1/4 HP, 1750 RPM open, ball bearing motor belted to a gear reducer which is connected to the tumbler shaft and driven by means of roller chain

drive and two steel sprockets. The entire unit is enclosed in a sheet metal housing. Air is supplied through the recovery unit by a paddlewheel type fan of cast aluminum construction which is directly connected to the 1/4 HP, 3450 RPM ball bearing motor. Both this motor and the tumbler motor have individual control switches and are adequately protected by thermal overload and short-circuiting devices. The solvent recovery unit fan draws the solvent-laden air from the shell which enclosed the tumbler basket and passes it through a cloth filter to remove lint and dirt. The air then passes through the damper housing over a cooling coil where the solvent is condensed and removed from the air. The solvent flows from this location through a water separator. The reclaimed solvent is piped back to the storage tank of the drycleaning machine and the separated water collected in a small container. The air, after the solvent vapors have been removed, passes over a heating coil and is re-delivered to the housing of the recovery unit.

When the above outlined air flow is carried out, the dampers are in the recovery position. When the dampers are in the aeration position, fresh air is drawn into the tub at a point between the heating coil and the tub. This air is drawn over the clothes for deodorizing and cooling purposes and is passed to the outside after it has passed through the filter.

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts and it was noted that the size of the basket was 30 inches diameter by 12 inches deep. Using the factor of 2.8 pounds per cubic foot, the capacity is 15 pounds.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Detrex Models 422 and 422S Drycleaning Process as herein described for voluntary use in New York City when installed in accordance with the requirements of the Rules Covering Dry Cleaning Establishments Pursuant to the Zoning Resolution of the City of New York and further that the appliance bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 264-57-SA", and the additional words 15 pounds capacity.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

265-57-SA

APPLICANT—Detrex Chemical Industries, Inc., owner.
APPEARANCES—

For Applicant: Charles C. Conklin.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 265-57-SA—Detrex Chemical Industries, Inc., Detroit, Michigan, filed for approval of the appliance known as Detrex Models 560 and 560S Drycleaning Process under the provisions of C26-191.0 Administrative Building Code and Chapter 19, Administrative Code.

USE: Commercial drycleaning equipment using perchloroethylene as the solvent—Capacity 30 pounds.

DESCRIPTION: DRYCLEANING MACHINE

The drycleaning machine consists of a 36 inch diameter by 24 inches deep divided-partition drum, fabricated of

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aluminum castings and enclosed on the periphery with coated, perforated sheet steel. It is of rugged, riveted construction. This drum is supported on heavy-duty, antifriction outboard bearings mounted on the welded steel housing. The shaft is provided with the double seals to prevent loss of the cleaning solvent used in the drycleaning process. The rotating drum is enclosed in a tub ($\frac{3}{16}$ " steel plate of welded construction), which is in turn welded to the storage tank of $\frac{3}{16}$ " steel plate, reinforced with necessary gussets and structural steel to support it. Mounted on the storage tank of the machine are a 1 HP gearhead motor for the washing cycle and a 2 HP motor for the extract cycle. These two motors are inter-connected by means of a roller chain drive and an over-running clutch. The clutch is mounted on the inside shaft of the extract motor which is provided for double end drive. On the opposite end of the extract motor shaft is mounted the "V" belt drive for the cleaning drum. Therefore, the drum is driven during the wash cycle by the 1 HP gearhead motor through the clutch on the extract motor shaft. During the extraction cycle, it is driven directly by the extract motor with the clutch over-running or disengaged from the wash motor. Also mounted on the storage tank is a self-priming centrifugal type pump or in the case of the Model 560S (2) pumps. This pump is driven by a 2 HP, 3450 RPM motor.

The unit is automatic and the length of the washing cycles are set by the operator on the dial above the loading door. The washing cylinder revolves at approximately 35 RPM during the washing cycle and at 525 RPM during the extraction cycle.

FILTERS

Also mounted on the storage tank of the Model 560S are two filters and mounted on the storage tank of the Model 560 is one filter. These filters are of cylindrical welded construction, 22 inches and 18 inches in diameter with #10 gauge sheet steel sides and a $\frac{3}{16}$ " and a #9 gauge dished and flanged steel head. These filter bodies are designed for a working pressure of 70 pounds per square inch. Contained in each filter are cylindrical tubes of suitable mesh wire screen upon the outside of which the filter powder is plated by solvent flow to form the filtering media. The flow through each of the filters is approximately 3,000 gallons per hour.

Installed in the discharge piping of the filters are control valves which direct the flow of solvent either to the tub or back to the correct storage tank. Mounted on the machine storage tank is an air compressor. It is driven by a $\frac{1}{3}$ HP, 1750 RPM motor and equipped with a pop safety valve set at 30 pounds per square inch.

COOKER UNIT

All Detrex Models 560 and 560S units are provided with a solvent cooker unit. The cooker body is 10 gauge sheet steel with a 10 gauge steel dished bottom (Welded construction) and a 10 gauge steel dished cover. This unit is designed for a working pressure of 70 pounds per square inch. Contained in the cooker unit is a suitable mesh flat wire basket. The basket is lined with a nylon bag. The solvent cooker unit is fabricated with an external welded jacket for the application of steam. In operation, the soiled filter powder from the filter is removed to the cooker unit through a connecting pipe line from the bottom of the filter by air pressure. A filter powder cake forms on the screen supported nylon bag and the solvent transferred along with the powder is allowed to flow through this cake back to the storage tank. When the cake in this unit builds up to 4 inches thick in the bag liner, steam is applied to the jacket and the solvent is baked from the powder. Solvent vapors condense on the bottom of the extractor unit and are piped back to the storage tank.

STILL

All Detrex Models 560 and 560S units are provided with a solvent recovery still of the atmospheric type. The still body is fabricated of 10 gauge steel, reinforced with structural steel of all-welded construction and is heated by $1\frac{1}{4}$ " IPS steam coil made from standard 125 PSI pipe and fittings.

It is provided with a steam pressure reducer, strainer and gauge for proper control of working steam pressure. The condenser coil is a continuous spirally wound coil, fabricated of $\frac{3}{4}$ " standard galvanized pipe. The distillation rate of this unit is 100 gallons per hour.

SYNTH-O-SAVER UNIT

The Detrex Synth-O-Saver or solvent recovery unit consists essentially of an open basket constructed with a solid spun, 16 gauge metal back and a perforated, galvanized metal periphery. This is mounted on a stub shaft and supported by two ample anti-friction, self-aligning ball bearings. The tumbler basket is rotated by a $\frac{3}{4}$ HP, 1750 RPM open, ball bearing motor belted to a gear reducer which is connected to the tumbler shaft and driven by means of roller chain drive and two steel sprockets. The entire unit is enclosed in a sheet metal housing. Air is supplied through the recovery unit by a paddlewheel type fan of cast aluminum construction which is directly connected to the $\frac{3}{4}$ HP, 3450 RPM ball bearing motor. Both this motor and the tumbler motor have individual control switches and are adequately protected by thermal overload and short-circuiting devices. The solvent recovery unit fan draws the solvent-laden air from the shell which enclosed the tumbler basket and passes it through a cloth filter to remove lint and dirt. The air then passes through the damper housing over a cooling coil where the solvent is condensed and removed from the air. The solvent flows from this location through a water separator. The reclaimed solvent is piped back to the storage tank of the drycleaning machine and the separated water collected in a small container. The air, after the solvent vapors have been removed, passes over a heating coil and is re-delivered to the housing of the recovery unit.

When the above outlined air flow is carried out, the dampers are in the recovery position. When the dampers are in the aeration position, fresh air is drawn into the tub at a point between the heating coil and the tub. This air is drawn over the clothes for deodorizing and cooling purposes and is passed to the outside after it has passed through the filter.

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts, and it was noted that the size of the basket was 36 inches diameter by 24 inches deep. Using the factor of 2.8 pounds per cubic foot, the capacity is 30 pounds.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Detrex Models 560 and 560S Drycleaning Process as herein described for voluntary use in New York City when installed in accordance with the requirements of the Rules Covering Dry Cleaning Establishments Pursuant to the Zoning Resolution of the City of New York and further that the appliance bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 265-57-SA", and the additional words 30 pounds capacity.

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

266-57-SA

APPLICANT—Detrex Chemical Industries, Inc., owner.

APPEARANCES—

For Applicant: Charles C. Conklin.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

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RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
266-57-SA—Detrex Chemical Industries, Inc., Detroit, Michigan, filed for approval of the appliance known as Detrex Model 527 and 527S Drycleaning Process under the provisions of C26-191.0 Administrative Building Code and Chapter 19, Administrative Code.

USE: Commercial drycleaning equipment using perchloroethylene as the solvent—Capacity 24 pounds.

DESCRIPTION: DRYCLEANING MACHINE

The drycleaning machine consists of a 30 inch diameter, by 20 $\frac{3}{8}$ inches deep divided-partition drum, fabricated of aluminum castings and enclosed on the periphery with coated, perforated sheet steel. It is of rugged, riveted construction. This drum is supported on heavy-duty, anti-friction outboard bearings mounted on the welded steel housing. The shaft is provided with the double seals to prevent loss of the cleaning solvent used in the drycleaning process. The rotating drum is enclosed in a tub ($\frac{3}{16}$ " steel plate of welded construction), which is in turn welded to the storage tank of $\frac{3}{16}$ " steel plate, reinforced with necessary gussets and structural steel to support it. Mounted on the storage tank of the machine are a $\frac{3}{4}$ HP gearhead motor for the washing cycle and a 1 $\frac{1}{2}$ HP motor for the extract cycle. These two motors are inter-connected by means of a roller chain drive and an over-running clutch. The clutch is mounted on the inside shaft of the extract motor which is provided for double end drive. On the opposite end of the extractor motor shaft is mounted the "V" belt drive for the cleaning drum. Therefore, the drum is driven during the wash cycle by the $\frac{3}{4}$ HP gearhead motor through the clutch on the extract motor shaft. During the extraction cycle, it is driven directly by the extract motor with the clutch over-running or disengaged from the wash motor. Also mounted on the storage tank is a self-priming centrifugal type pump or in the case of the Model 527S (2) pumps. This pump is driven by a $\frac{3}{4}$ HP, 3450 RPM motor.

The unit is automatic and the length of the washing cycles are set by the operator on the dial above the loading door. The washing cylinder revolves at approximately 35 RPM during the washing cycle and at 525 RPM during the extraction cycle.

FILTERS

Also mounted on the storage tank of the Model 527S are two filters and mounted on the storage tank of the Model 527 is one filter. These filters are of cylindrical welded construction, 18 inches in diameter with #10 gauge sheet steel sides and a #9 gauge dished and flanged steel head.

These filter bodies are designed for a working pressure of 70 pounds per square inch. Contained in each filter are cylindrical tubes of suitable mesh wire screen upon the outside of which the filter powder is plated by solvent flow to form the filtering media. The flow through each of the filters is approximately 1800 gallons per hour.

Installed in the discharge piping of the filters are control valves which direct the flow of solvent either to the tub or back to the correct storage tank. Mounted on the machine storage tank is an air compressor. It is driven by a $\frac{1}{3}$ HP, 1750 RPM motor and equipped with a pop safety valve set at 30 pounds per square inch.

COOKER UNIT

All Detrex Models 527 and 527S units are provided with a solvent cooker unit. The cooker body is 10 gauge sheet steel with a 10 gauge steel dished bottom (Welded construction) and a 10 gauge steel dished cover. This unit is designed for a working pressure of 70 pounds per square inch. Contained in the cooker unit is a suitable mesh flat wire basket. The basket is lined with a nylon bag. The solvent cooker unit is fabricated with an external welded jacket for the application of steam. In operation, the soiled filter powder from the filter is removed to the cooker unit through a connecting pipe line from the bottom of the filter by air pressure. A filter powder cake forms on the screen supported nylon bag and the solvent transferred along with the powder is allowed to flow through this cake back to the

storage tank. When the cake in this unit builds up to 4 inches thick in the bag liner, steam is applied to the jacket and the solvent is baked from the powder. Solvent vapors condense on the bottom of the extractor unit and are piped back to the storage tank.

STILL

All Detrex Models 527 and 527S units are provided with a solvent recovery still of the atmospheric type. The still body is fabricated of 10 gauge steel, reinforced with structural steel of all-welded construction and is heated by 1 $\frac{1}{4}$ " IPS steam coil made from standard 125 PSI pipe and fittings. It is provided with a steam pressure reducer, strainer and gauge for proper control of working steam pressure. The condenser coil is a continuous spirally wound coil, fabricated of $\frac{3}{4}$ " standard galvanized pipe. The distillation rate of this unit is 80 gallons per hour.

SYNTH-O-SAVER UNIT

The Detrex Synth-O-Saver or solvent recovery unit consists essentially of an open basket constructed with a solid spun, 16 gauge metal back and a perforated, galvanized metal periphery. This is mounted on a stub shaft and supported by two ample anti-friction, self-aligning ball bearings. The tumbler basket is rotated by a $\frac{1}{4}$ HP, 1750 RPM open, ball bearing motor belted to a gear reducer which is connected to the tumbler shaft and driven by means of roller chain drive and two steel sprockets. The entire unit is enclosed in a sheet metal housing. Air is supplied through the recovery unit by a paddle-wheel type fan of cast aluminum construction which is directly connected to the $\frac{1}{4}$ HP, 3450 RPM ball bearing motor. Both this motor and the tumbler motor have individual control switches and are adequately protected by thermal overload and short-circuiting devices. The solvent recovery unit fan draws the solvent-laden air from the shell which enclosed the tumbler basket and passes it through a cloth filter to remove lint and dirt. The air then passes through the damper housing over a cooling coil where the solvent is condensed and removed from the air. The solvent flows from this location through a water separator. The reclaimed solvent is piped back to the storage tank of the drycleaning machine and the separated water collected in a small container. The air, after the solvent vapors have been removed, passes over a heating coil and is re-delivered to the housing of the recovery unit.

When the above outlined air flow is carried out, the dampers are in the recovery position. When the dampers are in the aeration position, fresh air is drawn into the tub at a point between the heating coil and the tub. This air is drawn over the clothes for deodorizing and cooling purposes and is passed to the outside after it has passed through the filter.

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts, and it was noted that the size of the basket was 30 inches diameter by 20 $\frac{3}{8}$ inches deep. Using the factor 2.8 pounds per cubic foot the capacity is 24 pounds.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Detrex Models 527 and 527S Drycleaning Process as herein described for voluntary use in New York City when installed in accordance with the requirements of the Rules Covering Dry Cleaning Establishments Pursuant to the Zoning Resolution of the City of New York and further that the appliance bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 266-57-SA", and the additional words 24 pounds capacity.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

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270-57-SM

APPLICANT—Johns-Manville Sales Corporation, owner.
APPEARANCES—

For Applicant: Harold Perrine and J. K. Justin.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 270-57-SM—Johns-Manville Sales Corp., New York City, filed for approval of the material known as Johns-Manville One Hour Fireproof Partition under the provisions of C26-638.0 Administrative Building Code. The application was subject to dismissal October 24, 1961, but was removed from the dismissal list at the request of the applicant. The applicant subsequently filed a fire test report.

USE: One hour fireproof partition—non load bearing.

DESCRIPTION: The partition consists of two sheets of Johns-Manville Transitone panels $\frac{7}{16}$ " thick, 1" x $\frac{1}{2}$ " and 3" x 1" 20 gauge steel, 1" x 3" steel studs, base of $\frac{7}{16}$ " by 6" high transite and Johns-Manville Spintex Batts.

The partition is constructed in the following manner:

The studs, inserted in floor and ceiling steel channels runners securely fastened to floor and ceiling by approved method, are spaced on 24" centers. Stud straps are attached to the studs with $\frac{3}{8}$ " No. 8 sheet metal screws. Tie wires are inserted through the studs on 12 inch centers. Blind fasteners are attached to the back of the Transitone sheets. As the panels are put in place, the joint bead is inserted in the vertical and horizontal joints between sheets. Formed metal base clips are fastened to the Transite base is then attached. This operation completed one face of the panel.

The insulation was then placed in and the tie wires were pushed through the batts and the insulation was pushed over the stud straps leaving the stud straps free for attaching to the furring studs on the opposite face. The tie wires were twisted in order to hold the insulation in place and then spread to receive a second layer of insulation. The furring studs on this face are then placed in the same manner as in the opposite face. The stud straps protruding through the insulation were attached to the sides of the furring studs with $\frac{3}{8}$ " No. 8 screws. The Transitone sheets and base were attached to the face in the same manner as on the opposite face.

The overall thickness of the panel is $\frac{37}{8}$ " except at the base which is $\frac{43}{4}$ ".

INSPECTION AND TEST: A panel constructed as herein described was tested at Ohio State University in accordance with the requirements of C26-591.0 and C26-592.0 Administrative Building Code and successfully met the fire and hose stream requirements of a one hour fireproof partition. The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Johns-Manville One Hour Fireproof Partition (non load bearing), when constructed as herein described and in accordance with Drawing FT-2 which is on file with and part of the record, as a one hour fireproof partition under the provisions of C26-638.0 on condition that plans filed with the Department of Buildings showing the proposed use of the partition shall be labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 270-57-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does

hereby approve this material in accordance with the above report.

336-57-SA

APPLICANT—The Peerless Heater Co., Division of The Eastern Foundry Co., owner.

APPEARANCES—

For Applicant: Edward W. Wilson.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 336-57-SA—The Peerless Heater Company, Division of Eastern Foundry Co., Boyertown, Penna., filed for approval of the appliance known as Peerless Gas-Fired Boiler, Series MM, 50, 150 and 1A, under the provisions of Article 12, Chapter 26, Administrative Building Code. The application was subject for dismissal October 24, 1961 but was removed from the dismissal list at the request of the applicant who subsequently submitted AGA approvals.

USE: Gas-fired heating boiler, low pressure.

DESCRIPTION: The boilers are cast iron gas-fired sectional water tube boilers. The boilers consist of a cast iron base, raised drill port burners, main pilot burner line and each main burner lights from a pilot, jacketing insulation tube, etc. The controls consist of a diaphragm gas valve, gas pressure regulator, main shut-off valve, pilot line cock, pilot line gas filter, safety pilot and auxiliary pilot, limit control, main gas burner controls and pressure relief valve.

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts and it was noted that the boilers have been approved by the American Gas Association and are built in accordance with A.S.M.E. Code.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Peerless Gas-Fired Boiler, Series MM, 50, 150 and 1A, for use in New York City when installed in accordance with the requirements of Article 12, Chapter 26, Administrative Building Code, on condition that the boilers bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 336-57-SA".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

365-57-SA

APPLICANT—Detrex Chemical Industries, Inc., owner.

APPEARANCES—

For Applicant: Charles C. Conklin.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 365-57-SA—Detrex Chemical Industries, Inc., Detroit, Michigan, filed for approval of the appliance known as Detrex Model 340 Drycleaner Process under the provisions of

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C26-178.0 Administrative Building Code and Chapter 19, Administrative Code.

USE: Appliance designed to recover perchlorethylene in a dry cleaning system.

DESCRIPTION: This drying tumbler or recovery unit is the second or drying part of the Detrex process used for commercial drycleaning of garments, drapes and so forth. The process consists of two main machine assemblies. One of which is a washing machine where the garments are washed in the solvent and in which all liquid solvent is removed from those garments by centrifugal extraction. The clothes are then placed in the second closed unit which is the drying tumbler or recovery unit where the final solvent recovery is performed by evaporation and condensation and a short aeration cycle to remove the last traces of odor.

The drying tumbler or recovery unit is designed to recover the non-flammable, non-combustible cleaning solvent perchlorethylene and deodorizes four fifty pound loads of garments (dry weight) per hour.

The Detrex drying tumbler or solvent recovery unit sold under the trade name of "Synth-O-Saver" consists essentially of an open basket constructed with a solid spun, 16 gauge metal back and a perforated, galvanized metal periphery. The front face is a spun disc with an opening in the center for easy access to the basket. This basket is mounted on a stub shaft and supported by two ample anti-friction, self-aligning ball bearings. The tumbler basket is rotated by a $\frac{3}{4}$ HP, 1750 RPM open, ball bearing motor connected to and driving a gear reducer through a belt and two sheaves which is connected to the tumbler shaft and driven by means of roller chain drive and two cut-tooth steel blade sprockets. The entire unit is enclosed in a sheet metal housing which is vapor tight. Air is supplied through the recovery unit by a paddlewheel type fan of cast aluminum construction which is directly connected to a $\frac{3}{4}$ HP, 3450 RPM, 110 volt motor. Both this motor and the tumbler motor have individual control switches and are adequately protected by thermal overload and short-circuiting devices. The solvent reclaiming unit (Synth-O-Saver) fan draws the solvent laden air from the shell which encloses the tumbler basket and passes it through a large filter cloth to remove lint, dirt, and other foreign matter. The air then passes through the damper housing over a cooling coil where the solvent is condensed and removed from the air. The solvent flows from this location through a water separator. The reclaimed solvent is piped back to the storage tank of the drycleaning machine and the separated water collected in a small open container. The air, after the solvent vapors have been removed, passes over a heating coil and is redelivered to the housing of the reclaiming unit ready for the next cycle.

When this outlined air-flow is carried out, the damper is in the recovery position. When the damper is in the aeration position, fresh air is drawn into the tub at a point between the heating coil and the tub. This air is drawn over the clothes for deodorizing and cooling purposes and is passed to the outside air after it has passed through the lint cloth.

When the damper handle is in the recovery position, it prevents the loading door from being opened, it is necessary for the damper handle to be in the areation position before the loading door can be opened.

The loading door is also electrically interlocked to the drive motor so that a tumbler ceases to rotate whenever the loading door is open.

All piping, valves and fittings are of the standard 125 pounds type. The heating and cooling coils of the recovery unit are designed to withstand a test pressure of 200 pounds per square inch and a working pressure of 125 pounds per square inch gauge. All electrical equipment, wiring and fittings are in accordance with NEMA Code and have been tested and approved by Underwriters' Laboratories, Inc.

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts, and it was noted that the equipment had been approved by the Underwriters' Laboratories, Inc., under Application Number 56C-5276, a copy of which is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval, for voluntary use in New York City, of the appliance known as Detrex Model 340 Drycleaner Process (reclaimer of perchlorethylene in a dry cleaning system) on condition that this equipment shall be as herein described, that the equipment shall only be used in conjunction with dry cleaning equipment approved by the Board and that the appliance bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 365-57-SA".

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

394-57-SA

APPLICANT—Gray Company, Inc., owner.

SUBJECT—Additional models of air powered pumps for paint spraying and distribution systems.

APPEARANCES—

For Applicant: Joseph Michaels and R. A. Henry.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

5

Negative:

0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

394-57-SA—Amendment to resolution as to additional pumps. Gray Company, Inc., Minneapolis, Minn., requested that the resolution adopted July 21, 1959 under Calendar Number 394-57-SA be reopened and amended so as to include additional models of pumps.

USE: Air powered pumps for paint spraying and distribution systems.

DESCRIPTION: The requested models of air powered pumps for paint spraying are of the same general design as the pumps presently approved, having the same air motors and the same "divorced design" double acting, reciprocating immersion pumps. The difference only being in the ratio of liquid pressure developed to the inlet air pressure to the air motor.

The type designations, as indicated below, refer to pumps designed to accommodate various conditions of paint spraying and distribution operation.

Type	Trade Name	Ratio	Tube Design
323	Monark	23-1	Divorced
420	Mogul	20-1	Divorced
428	President	28-1	Divorced
630	Bulldog	30-1	Divorced

The requested models have been approved by the Underwriters' Laboratories.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted July 21, 1959 under Calendar Number 394-57-SA be reopened and amended so as to include the additional pumps as herein described, on condition that the requirements of the resolution adopted July 21, 1959 under Calendar Number 394-57-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does

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hereby *amend* the above cited resolution in accordance with the above report.

455-57-SA

APPLICANT—Berger Furnace Corporation, owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

455-57-SA—Berger Furnace Corp., Belle Vernon, Penna., filed an application with the Board of Standards and Appeals for approval of the appliance known as the Berger Oil Fired Warm Air Furnace, Models BLB-8G, BLB-10G, BLB-13G, BLB-7F, BLB-9F, VLB-7F, VLB-9F, BLB-11F, BLB-12F, VLB-12F, BLB-14F, BLB-16F, VLB-7R, BLB-7R, VLB-13R, BLB-13R, BLC-9V, VLC-9V, BLB-13V, and VLD-7V, under the Oil Burner Rules of the Board and Article 12, Chapter 26, Administrative Building Code. The application was subject for dismissal October 24, 1961, but was removed from the dismissal list at the request of the applicant.

USE: Oil-fired warm air furnace.

DESCRIPTION: The furnace is a conventional furnace having a stainless steel combustion chamber, insulated steel panels for jacketing and fired by a gun type pressure atomizing oil burner. The oil burner used in this packaged unit has been approved by the Board under Calendar Number 309-46-SA.

INSPECTION AND TEST: The Committee decided that no tests were required as the burner used is one that has been approved by the Board.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as the Berger Oil-Fired Warm Air Furnace, Models BLB-8G, BLB-10G, BLB-13G, BLB-7F, BLB-9F, VLB-7F, VLB-9F, BLB-11F, BLB-12F, VLB-12F, BLB-14F, BLB-16F, VLB-7R, BLB-7R, VLB-13R, BLB-13R, BLC-9V, VLC-9V, BLB-13V, and VLD-7V, when installed in accordance with the requirements of the Oil Burner Rules of the Board and Article 12, Chapter 26, Administrative Building Code and further, that each furnace shall bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 455-57-SA".

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

840-57-SM

APPLICANT—Utilex Division of Hoover Ball and Bearing Co., owner.

APPEARANCES—

For Applicant: R. R. Rosene.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

840-57-SM—Utilex Division of Hoover Ball and Bearing

Company, Fowlerville, Michigan, filed for approval of the material known as GP-10 Anti-Syphon Ballcock, under the provisions of the Submerged Inlet Rules of the Board.

USE: Anti-Syphon Ballcock for use in water closets.

DESCRIPTION: The appliance is a brass die cast anti-syphon ballcock with a nylon seat and a rubber diaphragm for sealing. The overall size of the ballcock is 13½ inches.

INSPECTION AND TEST: Details of construction were examined by Ass't. Engr. J. A. Darts. The applicant has also submitted copies of the approval granted by the Cities of Detroit, Los Angeles and Chicago. The Committee decided to accept such approvals in lieu of additional tests.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as GP-10 Anti-Syphon Ballcock as manufactured by Utilex Division of Hoover Ball and Bearing Company for voluntary use in New York City when installed in accordance with the requirements of the Submerged Inlet Rules of the Board and further that the base of the ballcock valve body be a minimum of 1" above the top of the overflow tube in the closet bowl and that the appliance bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 840-57-SM".

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

853-57-SM

APPLICANT—Firestone Steel Products Co., Division of The Firestone Tire and Rubber Company, owner.

APPEARANCES—

For Applicant: C. E. Dunn.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative 0

Absent: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 853-57-SM—Firestone Steel Products Company, Division of Firestone Tire and Rubber Company, Akron, Ohio, filed for approval of the material known as Product Tank for Pepsi-Cola, Models RA-25252 and RA-25253, under the provisions of Article 17, Chapter 19, Administrative Code and C-26-191.0 Administrative Building Code. The application was subject for dismissal October 31, 1961 but was removed from the dismissal calendar at the request of the applicant.

USE: Container for pre-mixed Pepsi-Cola.

DESCRIPTION: The Model RA-25253 is a five gallon premix container, 8¾" l.d, 25" overall length and made of Type 304 Stainless Steel, 0.048" thick. The tank has a positive sealing closure, bottom skirt, fittings for gas and liquid lines, handles at the top for carrying and drain holes in the skirt for cleaning. This machine is designed for 35 p.s.i. working pressure and is designed to comply with A.S.M.E. code for unfired pressure vessels.

The Model RA-25252 is a ten gallon premix container, 12.154" l.d, 25" overall length made of Type 304 Stainless Steel, 0.048" thick and in all other respects it is similar to the Model 253.

In operation the tanks are connected to a standard CO₂ dispenser, equipped with a relief valve which will activate at 125 p.s.i.

INSPECTION AND TEST: The applicant has submitted test reports showing the 10 gallon tank failed by bursting

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along the longitudinal seam weld at 745 p.s.i. and the 5 gallon capacity tank at 900 p.s.i., also along the longitudinal seam weld.

RECOMMENDATION: The Committee on Test recommends the approval, for voluntary use of the material known as Product Tank for Pepsi-Cola, Models RA-25252 and RA-25253, as herein described, under the provisions of Article 17, Chapter 19, Administrative Building Code, on condition that the container bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 853-57-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

1035-57-SA

APPLICANT—Mammoth Industries, Inc., owner.
SUBJECT—Additional models of gas-fired heaters.
APPEARANCES—

For Applicant: Harry A. King.
ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 1035-57-SA—Amendment to resolution as to additional models of gas fired heaters.

Mammoth Industries Inc., Minneapolis, Minnesota, requested that the resolution adopted July 7, 1960, under Calendar Number 1035-57-SA be reopened and amended so as to include additional models of gas fired heating furnaces.
USE: Gas fired warm air heating equipment.

DESCRIPTION: The requested models are basically the same as the presently approved furnaces, differing only as to BTU input. The requested models have been approved by both the Underwriters Laboratory and the American Gas Association.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted July 7, 1960, under Calendar Number 1035-57-SA be reopened and amended so as to include the Commercial-Aire—Compact-Aire Fired Furnaces Models 195, 235, 265, 335, 375, 415, 455 and 500 on condition that the requirements of the resolution adopted July 7, 1960, under Calendar Number 1035-57-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

271-58-SM

APPLICANT—Concrete Plank Co., Inc., owner.
SUBJECT—Additional concrete plank.
APPEARANCES—

For Applicant: Edward A. Robinson.
ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3
Negative: Vice Chairman Kleinert and Commissioner Fox 2

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 271-58-SM—Amendment to resolution as to additional concrete plank and change of corporate name.

Concrete Plank Co., Inc., North Arlington, New Jersey, requested that the resolution adopted November 18, 1958 under Calendar Number 271-58-SM be reopened and amended so as to include an additional size of Double Tee—12½" Deep, and also a change of corporate name.

USE: Incombustible precast floor or roof slab.

DESCRIPTION: The 12½" slabs are similar to the 12" slabs previously approved except that the depth has been increased by ½" and the reinforcement has been changed to compensate for the added depth.

INSPECTION AND TEST: The applicant submitted load tables based on design calculations. Tests conducted by the applicant in accordance with the requirements of C26-6260 Administrative Building Code indicated the following results:

Slab	Clear Span	Design Load	Test Load	Factory of Safety
7/7	20'-6"	141 lbs/sq.ft.	540 lbs/sq.ft.	3.83
9/6	20'-6"	169 lbs/sq.ft.	540 lbs/sq.ft.	3.19
9/6	31'-6"	54 lbs/sq.ft.	182 lbs/sq.ft.	3.37
9/9	26'-6"	135 lbs/sq.ft.	342 lbs/sq.ft.	2.53

A complete report is on file with and is part of the record.

RECOMMENDATION: On the basis of the test and the data filed by the applicant and the fact that the factors of safety have been increased, the Committee on Test recommends the approval of the material known as Cantilite Long Span Double Tees as manufactured by Concrete Plank Co., Inc., North Arlington, New Jersey, under C26-191.0 when designed in accordance with the accepted theory of flexure as provided in C26-468.0 for use in New York City as incombustible floor or roof slabs with loads and spans as follows:

		Span in Feet and Corresponding Loads in lbs. per sq. ft.																	
Bar Size	Reinforcement	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32
6		109	92	78	66	56	47												
7		157	134	115	100	86	75	65	56	49									
8		213	183	158	138	120	106	93	82	72	64	56	49						
9		265	238	207	181	159	141	125	111	99	88	78	70	63	56	50			
7/7			265	232	203	179	158	141	125	112	100	90	80	72	65	58	52	47	
9/5			265	248	218	192	171	151	135	121	108	97	87	79	71	64	57	52	46
9/6				265	242	214	190	169	151	136	122	110	99	89	81	73	66	60	54
9/7					265	241	214	191	171	154	139	125	113	103	93	84	77	70	63
9/8						265	243	217	195	176	159	144	130	118	108	98	89	82	75
9/9							265	246	221	199	180	164	149	135	124	113	103	95	87

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under the provisions of C26-619.0 for use in Class I buildings as a precast floor or roof slab when installed with or without 2" topping, but this construction, with the topping, shall not be considered equivalent to a 3 hr. fire resistive floor construction; and further that all plans filed with the Department of Buildings showing the proposed use of the slabs shall bear the following wording "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 271-58-SM, on condition that all other requirements of the resolution adopted November 18, 1958 under Calendar Number 271-58-SM be complied with.

The Committee further recommends that the name of the owner-manufacturer be now known as the Concrete Plank Co., Inc., as the result of the merger of Duffy Concrete Products, Inc., and Concrete Plank Co., Inc.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

439-58-SA

APPLICANT—Empire Stove Company, owner.

SUBJECT—Additional models of gas-fired space heaters.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

439-58-SA—Amendment to resolution as to additional models of gas heaters.

Empire Stove Company, Belleville, Illinois, requested that the resolution adopted December 16, 1958 under Calendar Number 439-58-SA be reopened and amended so as to include additional models of gas-fired heaters.

USE: Gas-fired free standing space heaters.

DESCRIPTION: The requested heaters, Models 17-1, 22-1, 33-1 and 44-1, are the same as the E models approved by the Board under Calendar Number 439-58-SA; the designation only referring to current production.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted December 16, 1958 under Calendar Number 439-58-SA be reopened and amended so as to include the Models 17-1, 22-1, 33-1 and 44-1 Gas-Fired Space Heaters as manufactured by the Empire Stove Company, on condition that the requirements of the resolution adopted December 16, 1958 under Calendar Number 439-58-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

604-60-SA

APPLICANT—Magic Chef Division of Dixie Products

Co., Inc., owner, William Hempfling, District Representative, agent.

APPEARANCES—

For Applicant: W. J. Hempfling.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 604-60-SA—The Magic Chef Division of Dixie Products Co., Inc., Cleveland, Tennessee, owner, filed for approval of the appliance known as Magic Chef Gas Range, various models for use in New York City under the provisions of Article 12, Chapter 26, Administrative Building Code and Multiple Dwelling Law.

USE: As a domestic range used for cooking.

DESCRIPTION: There are three types of gas ranges: the free-standing, the recessed oven-broiler range and the counter top range.

20 INCH RANGE: 3210 SERIES.

3210-1—Basic Model: A free-standing range constructed of 22 gauge steel side panels; 20 gauge steel main top, oven front, door and panels; 18 gauge steel base which is bonderized prior to enameling. All above have a porcelain finish except base.

The top section has four cast iron burners with alloy aluminum caps. The grates are cast iron and have a porcelain finish. The burner bowls are 20 gauge steel and have a porcelain finish. The burner valves are Lincoln or Micro Controls—single purpose. The oven body is 24 gauge steel with porcelain finish. The oven thermostat is a combination thermostat automatic pilot control by Robertshaw or Wilcolator. A Robertshaw Mini-pilot is employed. The broiler is under the oven. A two piece broiler pan is provided. The range may be with or without prefix Y: indicating "All Porcelain Finish". The fourth digit in model number may be: 2, 3, 4, 5, 6, 7, 8 and 9 denoting choice of color.

The ranges may also be with or without the following suffixes: 1, 2, 3, W and N. The suffix "N" may appear in model number to denote match-lit oven. No other change in range.

30 INCH RANGE: 3110 SERIES

3110-1, Basic Model: A free-standing divided top range constructed of a 20 gauge steel side panels, door and panels; 16 gauge steel oven front; 18 gauge steel main top and base. All have a porcelain finish except the base which is bonderized prior to enameling. The top section has four cast iron burners with detachable drilled ports with alloy aluminum caps. The grates are cast iron and have a porcelain finish. The burner bowls are 20 gauge steel and have a porcelain or chrome finish. The burner valves are Lincoln or Micro Controls—single purpose or Harper-Wyman or Micro Controls—Hi-Med-Low Safety locking. The oven body is 20 gauge steel with porcelain finish. The oven thermostat is a Robertshaw BJFMA—Low temperature control. The oven safety pilot is a Robertshaw FM. The broiler area is below oven. The oven and broiler is the full width of the range, with no storage compartment.

The fourth digit in model number may be: 0, 1, 2, 3, 4, 5, 6, 7, 8, 9, denoting choice of color.

The suffixes and prefixes are as approved by the American Gas Association. The suffix "N" may appear in model number to denote match-lit oven. No other change in range.

All above 30 inch range models comply with the minimum requirements for gas ranges which display the "CP" Trademark.

36 INCH RANGE: 3010 SERIES

3010-1, Basic Model: A free-standing divided top range constructed of 22 gauge steel side panels; 18 gauge steel main top and base; 20 gauge steel top burner bowls, oven

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front, doors and panels; all the above have a porcelain finish except the base which is bonderized prior to enameling.

The top section has four cast iron burners with alloy aluminum caps. The grates are cast iron and have a porcelain finish. The burner valves are Lincoln or Micro Controls—single purpose. The oven body is 24 gauge steel with porcelain finish. The oven thermostat is a combination thermostat automatic pilot control by Robertshaw or Wilcolator. A Robertshaw Mini-pilot is employed. The oven is on the right side and an upper and lower storage drawer on the left side. The broiler is under the oven. A two piece broiler pan is provided.

Approved with or without prefix Y and suffixes 1, 16, E, G or W (fourth digit may be 2, 3, 4, 5, 6, 7, 8 or 9 denoting choice of color). The suffix "N" may appear in model number to denote match-lit oven. No other change in range.

36 INCH RANGE: 2010 SERIES

2010-3W, Basic Model: This range is basically similar to the Model 3010-1 except for the following. The side panels are 20 gauge steel. The oven front is 18 gauge steel.

The top section burners are detachable drilled port caps. The burner bowls have a porcelain or chrome finish. The burner valves are Harper or Micro Controls—Hi-Med-Low safety locking.

The oven body is 22 gauge steel. The oven thermostat is a Robertshaw BJFMA—Low temperature control. The oven safety pilot is a Robertshaw FM. The oven is on the right and a single door covers the storage compartment with shelf on the left side.

Approved with suffixes 3, 4, 5, E, G, W, C, O. The suffix "O" denotes a built in electric second oven and broil section with rotisserie in place of storage compartment at left side. The suffix "N" may appear in model number to denote match-lit oven. No other change in range.

The prefix GS—denotes built to Gold Star specifications.

The Models GS2010-3WE, GS2010-3WGE, GS2010-5WCE, and GS2010-5WCGE comply with the minimum requirements for gas ranges which display the "CP" trade mark.

36 INCH RANGE: 1010 SERIES

1010-1, Basic Model: This range is basically similar to the Model 3010-1 except for the following. The side panels are 20 gauge steel.

The top section burners are detachable drilled port caps. The burner bowls have a porcelain or chrome finish. The oven body is 22 gauge steel. The burner valves are Lincoln or Micro Controls—single purpose or Harper or Micro Controls—Hi-Med-Low safety locking. The oven body is 22 gauge steel. The oven thermostat is a Robertshaw BJFMA Low temperature control. The oven safety pilot is a Robertshaw FM. The oven is on the right and a single door covers the storage compartment with shelf on the left side.

Approved with suffixes 1, 3, 4, E, G, W, C, T and 1B. The suffix "T" indicates center cluster top type range. The suffix "1B" denotes models equipped with the alternate back-guard. The suffix "N" may appear in model number to denote match-lit oven. No other change in range.

The prefix GS—denotes built to Gold Star specifications.

RECESSED RANGE TOP SECTION—4820 SERIES

4820-1, Basic Model: For installation in a 19½ inch deep, by 22½ inch wide cutout in a combustible cabinet.

The top control section drop-in has four cast iron burners with detachable drilled port alloy aluminum caps. The grates are cast iron and have a porcelain finish. The burner bowls and main top are formed in one piece and can have a porcelain or chrome finish. The burner valves are either Harper or Micro Controls—Hi-Med-Low valves.

All sheet metal parts are 20 gauge steel.

	N M & M	L.P.
Right front burner.....	12,000	8,000
Left front burner	9,000	7,000
Rear burners	9,000	7,000
Thermostatically Controlled ...	9,000	7,000

Approved with suffix 1 and E.

The prefix GS—denotes built to Gold Star specifications. The fourth digit 0, 1, 2, 4, 5, 6, denotes choice of color.

RECESSED RANGE OVEN-BROILER SECTION—1320 SERIES

1320-1, Basic Model: For installation in a 20¾ inch wide by 37½ inch high by a minimum 23 inch deep cutout in a combustible cabinet.

The side panels are 22 gauge steel; the oven front is 18 gauge steel; the oven body is 22 gauge steel; the doors and panels are 20 gauge steel; the base is 18 gauge steel. All the above have porcelain finish except the base and side panels which are bonderized prior to high temperature enameling.

The oven is 16 inches wide, 15 inches high, and 19 inches deep. The thermostat is a Robertshaw BJFMA—Low temperature control. The oven safety pilot is a Robertshaw FM. The oven is approved as a vented or unvented unit. The oven BTU rating is 20,000 for all gases.

The broiler is under the oven. A two piece broiler pan is provided. The broiling area is 13½ inch wide by 15 inches deep.

Approved with suffix 1, 2, 3, 4, W, 21W, C. The suffix "N" may appear in model number to denote match-lit ovens. No other change in oven.

The prefix GS—denotes built to Gold Star specifications. The fourth digit 0, 1, 2, 4, 5, 6, denotes choice of color.

RECESSED RANGE OVEN-BROILER SECTION—2310 SERIES

2310-1, Basic Model: This model is basically similar to the model 1320-1 except for the following: For installation in a 24¾ inch wide by 37½ inch high by a minimum 23 inch deep cutout in a combustible cabinet.

The oven is 20 inches wide 15 inches high, and 18 inches deep.

INSPECTION AND TEST: All details of construction were examined by Assistant Architect T. W. Farricker. These ranges were tested and approved by the American Gas Association, except those ranges with the suffix "N".

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Magic Chef Gas Range, various models for use in New York City under the provisions of Article 12, Chapter 26, Administrative Building Code and Multiple Dwelling Law, and that Magic Chef Gas Ranges approved by the American Gas Association shall be installed in accordance with C26-695.0.2a and those models that are not approved by a recognized testing laboratory but are made to A.G.A. specifications shall be installed in accordance with C26-695.0.2.b. Further the ranges marked with the suffix "N" are not permitted to use the reduced clearances.

It is further recommended that each range bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 604-60-SA".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

221-61-SA

APPLICANT—American Laundry Machinery Industries
Div. McGraw-Edison Company, agent; Challenge-Cook
Brothers, owner.

APPEARANCES—

For Applicant: Paul J. Abrams.

ACTION OF BOARD—Appliance approved in accordance

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with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
221-61-SA—American Laundry Machinery Industries Div. McGraw-Edison Company for Challenge-Cook Brothers, La Marada, California, filed for approval of the appliance known as Drynamic Challenge Tumbler under the provisions of Article 12, Chapter 26, Administrative Building Code.

USE: Gas-fired clothes dryer.

DESCRIPTION: The Tumbler is a combination tumbler, conditioner and dryer, the tumbler is gas-fired with a forced draft pre-mix burner, cast refractory lined combustion chamber capable of withstanding temperatures to 2500°F, designed to insure complete gas combustion, with an input capacity of at least 15,000 B.T.U. per minute. Matching cast refractory intake elbow is provided for secondary air to be thoroughly mixed with the products of combustion and passed through the revolving basket at a rate of at least 3500 C.F.M. free flow by means of a 5 H.P. electric motor powered exhaust blower. Evaporation rate shall be at least 6 pounds of water per minute at maximum output.

Basket volume is 95 cubic feet with a tumbling capacity of 200 pounds dry weight of cotton textiles, and it is rotated by a 2 H.P. reversing electric motor in alternate directions automatically at a speed of approximately 22 R.P.M. during the operating cycle. Basket is of steel construction 66" in diameter, 48" deep, with its entire periphery covered by 10 gauge ½ inch wire cloth over six internal rib baffles. It has three point suspension consisting at one end of a main shaft revolving in a frictionless bearing and, near the other end an external steel track, concentrically machined after fabrication, riding on support rollers equipped with frictionless bearings.

The basket is enclosed and mounted in an insulated steel housing and so contrived and pivoted that the tumbling portion of the operating cycle will be performed with the axis of the basket in a horizontal position, but which will be tilted by means of an adequate pneumatic cylinder for automatic unloading at proper height into standard laundry carts and subsequent reloading while in the vertical position.

Loading and unloading is accomplished through a circular opening 48" in diameter in one end of the basket. Split doors are provided, hinged to the housing, which will cover this opening during the tumbling portion of the cycle but which will swing clear of the discharge opening and will form guides to prevent spillage when the basket and housing are tilted for discharge. Rate of discharge is controlled by push button.

An automatic electrically actuated cycle control system is provided which may be varied manually to suit the tumbling, conditioning or drying operation desired. Burners have both high and low positions controlled by adjustable thermostat in exhaust stack; and are interlocked for operation only when main blower is in operation and basket motor is revolving. A thermostatically actuated fire preventive internal sprinkler system is provided.

INSPECTION & TEST: Details of construction were examined by A'sst. Engr. J. A. Darts and it was noted that all controls were either A.G.A. or U. L. approved.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Drynamic Challenge Tumbler, as manufactured by Challenge-Cook Brothers, for voluntary use in New York City, on condition that the dryer be vented in accordance with the requirements of Article 12, Chapter 26, Administrative Building Code and each machine bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals

for use in New York City under Calendar Number 221-61-SA"

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

841-61-SA

APPLICANT—Westinghouse Electric Corporation, owner.
APPEARANCES—

For Applicant: R. A. Schneider.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
841-61-SA—Westinghouse Electric Corp., New York City, filed for approval of the appliance known as Westinghouse Type OM-2 Buffer under the provisions of C26-1186.0 through C26-1191.0 Administrative Building Code.

USE: Oil Buffer installed in elevator pits.

DESCRIPTION: The buffer is constructed of the following parts—bumper, plunger, oil chamber and outer cylinder and base plate.

1. BUMPER

Made of tough durable rubber to provide the utmost resiliency, and fastened to the top of the buffer by means of machine screws.

2. PLUNGER

The plunger is made of strong high pressure lightweight seamless steel tubing, and is designed for a very high factor of safety. A strong helical compound spring inside the housing holds the plunger in operating position, and also returns it to original position after weight is removed.

3. OIL CHAMBER

As the car or counterweight descends on the buffer, the plunger is forced downward into the oil chamber. The oil escapes through an annular orifice into the plunger. Flow of oil through this orifice is controlled by a tapered steel pin which automatically reduces the size of the orifice as the plunger travels downward. This results in a constant retarding force.

After the load is removed and the plunger returns to its operating position, the oil returns through the orifice to the oil chamber and the buffer is again ready for service. The cylinder wall is provided with a dual oil seal which prevents oil from leaking by bleeding any oil that passes the first gland back into the oil reservoir.

Oil Gauge: An oil gauge is provided to check oil level.

4. OUTER CYLINDER AND BASE PLATE

The outer cylinder and reservoir are also made from seamless steel tubing. It is securely welded to a heavy steel base plate to provide the proper bottom support for the entire buffer.

INSPECTION AND TEST: The applicant has submitted a report of test conducted by the United States Department of Commerce, National Bureau of Standards showing that the buffers were tested in accordance with the requirements of C26-1186.0 through C26-1191.0 Administrative Building Code and successfully met the requirements of those sections. A copy of the report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Westing-

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house Type OM-2 59" to 84" stroke under the following conditions:

Buffer Stroke	Weight of Car Maximum	Striking Speed
59" Stroke	11,500 lbs.	1066 ft/min.
66" Stroke	11,500 lbs.	1129 ft/min.
74" Stroke	11,500 lbs.	1195 ft/min.
84" Stroke	11,500 lbs.	1273 ft/min.

on condition that the buffer be installed in accordance with the requirements of the pertinent sections of the Administrative Building Code and labeled in accordance with the requirements of C26-950.0 including the wording "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 841-61-SA."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

43-60-SM

APPLICANT—Bonney Forge and Tool Works, owner.
SUBJECT—Application January 18, 1960—Brazolet (for silver brazing to copper or brass pipe or tubing), approval of.

APPEARANCES—

For Applicant: William M. Jackson.

ACTION OF BOARD—Laid over to January 23, 1962, at 2 P.M. for decision.

185-61-A

APPLICANT—Plastic Kitchen Company, lessee; Nathaniel Roven, owner.

SUBJECT—Application February 15, 1961—Appeal from an order of the Fire Commissioner re—bars on windows.
PREMISES AFFECTED—1612-1616 Broadway, southwest corner of Macon Street, Block 1499, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Nathaniel Roven.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 16, 1961 on Order No. 1841-0, reads:

"1. Arrange iron bars on windows on 1st and 2nd story, so as to be readily movable or removable from inside in such a manner as to afford the free and unobstructed use of such windows for the purpose of egress and to be left unlocked during working hours. Sec. 272 of the Labor Law."

and

WHEREAS, the applicant states that the building is 50 feet by 93 feet 1/2 inch irregular in area, 2 stories, 32 feet 6 inches high, of class 3 construction, located in business use, C area and class 1 height district, built in 1923, now used and occupied since 1955: cellar—boiler room and general storage; 1st floor—assembling plastic kitchen sets, 6 persons; 2nd floor—offices, 10 persons contrary to Certificate of Occupancy #127080 issued August 18, 1950, against Alt. Applic. 2660-50, which reads: cellar—heat and storage; 1st floor—private trade school (shoe repair), 100 persons; 2nd floor—offices, 10 persons; and

WHEREAS, the applicant states that the occupant of the 1st floor, Plastic Kitchen Company employs a maximum of 4 employees, who assemble kitchen and dinette sets by at-

taching aluminum legs to chairs and tables; that the building has two exits, one leading to Broadway, the other to Hopkinson Avenue; that there are 22 windows on the 1st or ground floor which have iron bars; that the iron bars on the front (3 windows) and on the 2nd set of 3 windows on the Hopkinson Avenue side nearest to Broadway, were removed; that these iron bars were constructed as part of the building and were built of steel and concrete construction; that prior to July 1958, the ground floor premises were occupied by a trade school, of 100 persons; that there was heavy machinery in said premises for the repair of shoes in addition to classrooms; that the occupancy of the Plastic Kitchen Company is of a temporary nature; that their lease expires June 30, 1962 and the ground floor premises may again be used by a public agency or finance company, which would require the added protection of these iron bars; that the exits in front and rear and the 2 windows without bars is amply sufficient for the 4 employees; that said bars on the other windows are not a hazard to the employees; that in place of these windows, having the iron bars, there could very well have been a solid wall; that the upstairs premises are used as offices; that there are no iron bars on the windows facing the street on the 2nd floor, except 4 windows facing the side court which have iron bars, making a total of 26 windows with bars; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the requirements of the Labor Law, as cited in the decision of the Fire Commissioner, acting on Order No. 1841-0 dated Jan. 16, 1961, Objection No. 1 and that the appeal be and it hereby is *granted, on condition* that the building conform to drawings filed with this application dated February 15, 1961, three sheets. On further *condition* that the bars at the northerly window on Hopkinson Avenue are to be hinged so that they can be opened and that these bars are to be locked only when the factory is not occupied; that access to all exits shall be maintained clear and unobstructed; that all other rules, laws, regulations applicable be complied with; and that a new Certificate of Occupancy shall be obtained.

186-61-A

APPLICANT—Halperin, Natanson, Shivitz, Scholer and Steingut for Jacob Goodman and Company, Incorporated, owner; W. W. Elzea Incorporated, lessee.

SUBJECT—Application February 16, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—182 Duane Street, Block 141, Lot 23, Borough of Manhattan.

APPEARANCES—

For Applicant: Martin Schaum.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0
Negative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 20, 1961 on Violation Order No. 488069, reads:

"Provide an approved automatic sprinkler system throughout the Building. C19.161.0 Adm. Code."

and

WHEREAS, the applicant states that the building is 24 feet 11 inches by 127 feet 10 inches in area, 5 stories and cellar, 67 feet high, of class 3 construction, located in unrestricted use, A area and class 2 height district, built in 1872, now used and occupied prior to 1917: cellar—storage of butter and eggs in cartons; 1st floor—storage of butter and eggs in cartons and incidental, 5 persons; 2nd floor—storage of butter and eggs in cartons and incidental, 7 persons; 3rd, 4th and 5th floors—storage of eggs and butter in cartons;

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that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that it would appear that the Fire Commissioner's order is repetitious and unreasonable, in view of the compliance with the Department of Buildings approval, as well as the previous variation by the Board; that the Fire Commissioner's order will cause undue hardship and practical difficulties and impose an unwarranted expenditure, impairing the owner's equities; that among other things, this building is unheated and will not maintain a standard wet sprinkler system, creating a practical difficulty; that the expenditure required to comply with said order is unwarranted by the conditions existing in these premises, as previously determined by the Board, and the Department of Buildings; and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the appeal not be granted.

Resolved, that the decision of the Fire Commissioner, dated January 20, 1961 acting on Violation Order No. 488069 be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

305-61-A

APPLICANT—Henry C. Brucker for John and George Merkel, owners.

SUBJECT—Application March 16, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 building—repair shop.

PREMISES AFFECTED—64-30 Shaler Avenue, east side 310.28 feet north of Cypress Hills Street, Block 3640, Lot 74, Ridgewood, Borough of Queens.

APPEARANCES—

For Applicant: Joseph A. O'Neill and John Merkel.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated March 3, 1961 on Alt. Applic. 1659-60, reads:

"1. Reconsideration denied, a motor vehicle repair shop in a class 3 building of more than one story being contrary to 4.2.1 B.C. (C26-254.0 A.C.)."

and

WHEREAS, the application states that the building is 40 feet by 29 feet 8 inches in area, 2 stories, 28 feet high, of class 3 construction, located in unrestricted use, C area and class 1 height district, built under N.B. Applic. 1009-53, now used and occupied since April 6, 1954: 1st floor—storage warehouse, 3 persons; 2nd floor—storage warehouse, substantially in accordance with Certificate of Occupancy #95313 issued April 6, 1954 against N.B. Applic. 1009-53; that the proposed use and occupancy will be: 1st floor—motor vehicle repair shop including welding, 3 persons; 2nd floor—storage warehouse and office, 2 persons; and

WHEREAS, the applicant states that it is proposed to change the occupancy of the 1st floor to motor vehicle repair, including welding, and continue the use of storage warehouse, including office, on the 2nd floor; that plans for this change were filed with the Department of Buildings, Borough of Queens, and were given Alt. Applic. 1659-60 and were approved on August 19, 1960 and a permit subsequently taken out to perform the work of fire retarding the 1st floor ceiling with a fire resistive rating of 1 hour, based C26-257.0 and C19 Article 12 of the Administrative Code; that a fuel oil heating system with blowers were also installed as a result of this approval; that upon filing for a Certificate of Occupancy it was discovered that this application was approved in error bringing about the reason for this appeal.

Resolved, that the decision of the Borough Superintendent, dated March 3, 1961, acting on Alt. Applic. 1659-60 Objection No. 1, be and it hereby is *modified* and that the

appeal be and it hereby is *granted* on condition that the building conform to drawings filed with this application dated March 16, 1961, four sheets; that all laws, rules and regulations applicable be complied with and a Certificate of Occupancy be obtained.

482-61-A

APPLICANT—Spiegel and Davis for Stephen Vali and Adam Damascus and Leonidas Damascus, owners.

SUBJECT—Application April 18, 1961—Appeal from a decision of the Borough Superintendent re—change in use. PREMISES AFFECTED—165 West 80th Street, north side, 150 feet east of Amsterdam Avenue, Block 1211, Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: Irwin Emerman.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated April 13, 1961 on Alt. Applic. 290-61, reads:

"A2—Proposed change in use of the 2nd floor west apartment and the 5th floor east and west apartments to S.R.O. occupancy after April 13, 1956 is contrary to D26-7A.O of the Multiple Dwelling Code."

and

WHEREAS, the applicant states that the building is 31 feet by 90 feet in area, 5 stories, 50 feet high, of class 3 construction, located in residence use, B area and class 1½ height district, built in 1895, now used and occupied since 1954: cellar—boiler room—ordinary; 1st floor—2 room SRO units and 9 rooms SRO units and 1 manager's room, 2nd floor—2 room SRO units and 10 rooms SRO units, 3rd, 4th and 5th floors, the same as the 2nd floor; that Certificate of Occupancy #42635 issued May 17, 1954 against Alt. Applic. 454-52 lists the following use and occupancy: cellar—boiler room, storage and tenants' laundry; 1st story—2 single room occupancy units of 2 rooms each, 9 rooms—single room occupancy and one manager's room; 2nd story—1 apartment, 1 single room occupancy unit of two rooms, 5 rooms—single room occupancy; 3rd and 4th stories—2 single room occupancy units of two rooms each and 10 rooms—single room occupancy on each floor; 5th story—2 apartments; and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the appeal not be granted.

Resolved, that the decision of the Borough Superintendent, dated April 13, 1961 acting on Alt. Applic. 290-61, Objection No. A2 be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

867-61-A

APPLICANT—Samuel Rosenblum for Beta Press Incorporated, owner.

SUBJECT—Application June 6, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—57 Warren Street, south side, 49 feet 11½ inches east of West Broadway, Block 133, Lot 19, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum and Moses Block.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the order and decision of the Fire Commis-

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sioner, dated May 15, 1961 on Violation Order No 484796, reads:

"1. Provide an approved automatic sprinkler system throughout building.

Chapter C19-161.0 Administrative Code."

and

WHEREAS, the applicant states that the building is 25 feet 2½ inches by 88 feet ½ inch in area, 8 stories, 102 feet 6 inches high, of class 1 construction, located in unrestricted use, B area and class 2 height district, built in 1898, now used and occupied since 1898 as a factory, without a certificate of occupancy; and

WHEREAS, the applicant states that the building was and is mostly occupied by small printers with no floor having an occupancy in excess of 5; that it has a fireproof enclosed stair and a fire escape on the front, heretofore accepted as a 2nd means of egress; that the openings on the course are fireproof except the top story, and a fireproof casement door on each floor, screened 5 feet and with a counter-balanced stair; that a interior fire alarm system with fire drills are to be maintained; that other minor orders of the Fire Department are to be complied with, and are merely filed because so requested on application; that to comply with the Fire Department order for this building, 8 stories in height would require the erection of a tank on the roof, a structural change, as the city pressure is not sufficient to lift to the top floor; that the occupancies of the building do not come within the classification of medium or high hazards; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Fire Commissioner, dated May 15, 1961, acting on Violation Order No. 484796 Objection No. 1 be and it hereby is *modified* and that the appeal be and it hereby is *granted* on condition the building conform to drawings filed with application dated January 2, 1962, one sheet. On further condition that an automatic sprinkler system with a separate sprinkler connection be installed in the cellar, sub-cellar and first floor; that access aisles be maintained clear to all exits and that all laws, rules and regulations applicable be complied with.

1426-61-A

APPLICANT—Crinnion and Crinnion for Henry Herion, owner.

SUBJECT—Application September 13, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation Section 216 and Section 34 Subd. 6 of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—114 East 91st Street, south side, 175 feet east of Park Avenue, Block 1519, Lot 65, Borough of Manhattan.

APPEARANCES—

For Applicant: Robert J. Crinnion.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 7, 1961 on Alt. Applic. 1434-61, reads:

"A1—Cellar apt. contrary to Sect. 216 M.D.L. and Sect. 34 Sub. 6 M.D.L. in that it does not meet requirements of these sections."

and

WHEREAS, the applicant states that the appeal is being made to permit the existing cellar apartment to be occupied by a non-rent paying superintendent; that although the cellar apartment is not recorded in the Department, it has existed for many years and a temporary cellar occupancy permit was issued by the Department of Buildings; that when the former superintendent became ill and moved, the cellar occupancy permit was cancelled; that the owner now

employs a superintendent from a building nearby, but is anxious to have a resident superintendent as it is more desirable and is safer for the occupants; that this building, although an old law tenement, is maintained very well and there are no violations pending except for the cellar apartment; that this apartment is presently unoccupied, but the violation is pending because the apartment still exists; that this 3 room apartment is located in the front of the building and is well-lighted and ventilated; that the ceiling is two feet above the sidewalk and fronts on a sidewalk area and the kitchen and bedroom ventilate on an inner court as used for the apartments on the upper floors; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 1434-61 dated Sept. 7, 1961, Objection No. A1 be and it hereby is *modified* under the powers vested in the Board by Section 310 of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted*, on condition the building conform to drawings filed with this application dated September 13, 1961, four sheets; that the apartment in the cellar is to be occupied by the Superintendent of the building only; that all laws, rules and regulations applicable be complied with, and a new Certificate of Occupancy be obtained.

402-61-A

APPLICANT—Irwin Emerman for 179 Stanton Street Corporation, owner.

SUBJECT—Application March 30, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—179 Stanton Street, south side, 74 feet 11 inches west of Attorney Street, Block 349, Lot 52, Borough of Manhattan.

APPEARANCES—

For Applicant: Irwin Emerman.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal withdrawn.

THE VOTE TO WITHDRAW—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

541-37-S

APPLICANT—Moritz Simon for Ainsley Lamps, Inc., owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent; previously granted on condition.

PREMISES AFFECTED—1097-1105 Flushing Avenue, north side, east corner at Porter Avenue, Block 3015, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Moritz Simon.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

551-60-A

APPLICANT—Abraham Grossman for Local Textile Mills, Incorporated, owner.

SUBJECT—Application July 1, 1960—Appeal from a decision of the Borough Superintendent re—egress.

PREMISES AFFECTED—240-242 West 23rd Street, south side, 337 feet 6 inches east of 8th Avenue, Block 772, Lot 67, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.

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ACTION OF BOARD—Laid over to January 30, 1962, at 2 P.M. for inspection and decision; hearing closed.

184-61-A

APPLICANT—Henry Nordheim, for Leah Slapo, owner.
SUBJECT—Application February 15, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—171 Spring Street, north side, 70 feet 2 inches east of Thompson Street, Block 502, Lot 41, Borough of Manhattan.

APPEARANCES—

For Applicant: Henry Nordheim and William Slapo.
For Administration: Lieut. John P. Manfredi, Fire Dept.
ACTION OF BOARD—Laid over to January 30, 1962, at 2 P.M. for applicant to amend application and for decision.

202-61-A

APPLICANT—H. E. Horwood for Estate of Robert Hotkins, C/O Albert S. Hotkins.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—213-217 Grand Street, south side, 40 feet 1 inch west of Elizabeth Street, 97 Elizabeth Street, Block 238, Lot 16, Borough of Manhattan.

APPEARANCES—

For Applicant: H. E. Horwood.
For Administration: Lieut. John P. Manfredi, Fire Dept.
ACTION OF BOARD—Laid over to January 30, 1962, at 2 P.M. for inspection and decision; hearing closed.

280-61-A

APPLICANT—Dolg Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order and a decision of the Fire Commissioner re—iron shutters.

PREMISES AFFECTED—372 Broome Street, northeast corner, Mott Street, 177 Mott Street, Block 480, Lot 37, Borough of Manhattan.

APPEARANCES—

For Applicant: Harry A. Gross and Leon Goldsmith.
For Administration: Lieut. John P. Manfredi, Fire Dept.
ACTION OF BOARD—Laid over to January 30, 1962, at 2 P.M. for inspection and decision; hearing closed.

372-61-A

APPLICANT—Albert B. Bauer for Uris 850 Third Avenue Corporation, owner.

SUBJECT—Application March 30, 1961—Appeal from a decision of the Borough Superintendent re—gasoline dispenser below street level.

PREMISES AFFECTED—838-852 Third Avenue, 161-175 East 51st Street, northwest corner, and 160-166 East 52nd Street, Block 1306, Lots 30, 33 and 41, Borough of Manhattan.

APPEARANCES—

For Applicant: S. H. Greenhill.
ACTION OF BOARD—Laid over to January 23, 1962, at 2 P.M. for decision; applicant to file additional information.

441-61-A

APPLICANT—Seymour A. Mitteldorf for Comax Realty Corporation, owner.

SUBJECT—Application April 19, 1961—Appeal from a decision of the Borough Superintendent re—egress, bulkhead, winders on stairs, elevator openings, live load, etc.

PREMISES AFFECTED—80 West 40th Street, 1054-1056 Avenue of the Americas, southeast corner, Block 841, Lot 89, Borough of Manhattan.

APPEARANCES—

For Applicant: Seymour A. Mitteldorf.
ACTION OF BOARD—Laid over to January 30, 1962, at 2 P.M. for decision after inspection and consideration of the drawings submitted.

637-61-A

APPLICANT—De Rose and Cavalieri for La Guardia Memorial House, Incorporated, owner.

SUBJECT—Application May 3, 1961—Appeal from a decision of the Borough Superintendent re—egress, corridors etc.

PREMISES AFFECTED—309-313 East 116th Street, north side, 140 feet east of Second Avenue, Block 1688, Lots 6½ and 7, Borough of Manhattan.

APPEARANCES—

For Applicant: George J. Cavalieri.
ACTION OF BOARD—Laid over to January 23, 1962, at 2 P.M. for decision.

716-61-A

APPLICANT—Rogers, Isquith, Backer and Gussak for Cedroc Holding Corporation, owner. The Park Town House Nursing Home, lessee.

SUBJECT—Application May 22, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—57-61 East 91st Street, north side, 130 feet east of Madison Avenue, Block 1503, Lot 26, Borough of Manhattan.

APPEARANCES—

For Applicant: Hugo E. Rogers and Edwin Seglean.
For Administration: Lieut. John P. Manfredi, Fire Dept.
ACTION OF BOARD—Laid over to February 6, 1962, at 2 P.M. for decision.

1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law re—height and bulk.

PREMISES AFFECTED—117 East 71st Street, north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

APPEARANCES—

For Applicant: Saul S. Nevins.
ACTION OF BOARD—Laid over to January 30, 1962, at 2 P.M. for further consideration at the request of the applicant and decision; hearing previously closed.

1408-61-A

APPLICANT—Hector Ferreras for Fred Goldhirsch, owner.

SUBJECT—Application September 6, 1961—Filed pursuant to Section 36 Art III of the General City Law re—Building not facing legal street.

PREMISES AFFECTED—194 Seidman Avenue, west side, 37.76 feet north of Koch Boulevard, Block 5363, Lot 44, Eltingville, Borough of Richmond.

APPEARANCES—

For Applicant: Paul J. DeStefano.
ACTION OF BOARD—Laid over for inspection and decision; date to be set.

1409-61-A

APPLICANT—Hector Ferreras for Fred Goldhirsch, owner.

SUBJECT—Application September 6, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—186 Seidman Avenue, east side, 64.42 feet north of Koch Boulevard, Block 5362, Lot 53, Eltingville, Borough of Richmond.

APPEARANCES—

For Applicant: Paul J. DeStefano.
ACTION OF BOARD—Laid over for inspection and decision; date to be set.

MINUTES

428-60-BZ

APPLICANT—Leonard F. Rothkrug for Lesjac Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired November 22, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 7f of the Zoning Resolution, permitting in a business use district, the demolition of an existing gas station and car wash and the erection of an automatic car wash with accessory gasoline pumps and tanks, all for a temporary term of fifteen (15) years.

PREMISES AFFECTED—1800 Southern Boulevard, east side, 170 feet north of Boston Road, Block 2984, Lot 7, Borough of The Bronx.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on November 22, 1960 on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on November 22, 1960, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 647/60)

804-41-BZ—Vol. II

APPLICANT—Gabriel Nathan for Sarah and Mabel Cohen, owners.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired December 1, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—143-155 Beach 71st Street, west side, 475 feet south of Rockaway Beach Boulevard, Block 607, Lot 83, Rockaway Beach, Borough of Queens.

APPEARANCES—

For Applicant: Mrs. Gabriel Nathan.

ACTION OF BOARD—Application reopened and set for hearing on February 14, 1962, at 10 A.M., to consider extension of time to obtain permits and complete the work, which had expired by limitation, requiring a new decision of the Borough Superintendent, which has been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

597-44-BZ—Vol. II

APPLICANT—Haus and Bresin for Tidewater Oil Company, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expires November 7, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 7h of the Zoning Resolution, permitting in the residence use portion of a lot located in a residence and unrestricted use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—2987-2997 Atlantic Avenue and

205-221 Elton Street, northeast corner, Block 3955, Lot 48, Borough of Brooklyn.

APPEARANCES—

For Applicant: T. Harnett.

ACTION OF BOARD—Application reopened and set for hearing on February 14, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

840-49-BZ—Vol. II

APPLICANT—Henry George Greene for Frederico Construction and Realty Company, Inc., owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 7e of the Zoning Resolution, permitting in a residence use district, the change in occupancy from store and dwellings, to manufacturing.

PREMISES AFFECTED—315 East 53rd Street, north side, 177 feet east of 2nd Avenue, Block 1346, Lot 8, Borough of Manhattan.

APPEARANCES—

For Applicant: J. G. L. Molloy.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

665-51-BZ

APPLICANT—Murlee Estates Incorporated, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy from apartments on first floor to a retail store.

PREMISES AFFECTED—88 East End Avenue, west side, 101 feet north of East 83rd Street, Block 1580, Lot 27, Borough of Manhattan.

APPEARANCES—

For Applicant: Stanley Hendrick and Paul Murray.

ACTION OF BOARD—Application reopened and set for hearing on February 14, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

961-57-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for T. Harry Glick, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of a one story building from minor motor vehicle repair shop to receiving, storage and shipping of United States Serviceman's belongings.

PREMISES AFFECTED—1818-1840 53rd Street, south

MINUTES

side, 127 feet 11¼ inches east of 18th Avenue, Block 5480, Lot 14, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure, to be heard with Cal. No. 962-57-A, Vol. II.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative : 0
Absent: Commissioner Becker 1

962-57-A—Vol. II

APPLICANT—Lama, Proskauer and Prober for T. Harry Glick, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—re Appeal from a decision of the Borough Superintendent; re area of Class III construction excessive; previously granted on condition.

PREMISES AFFECTED—1818-1840 53rd Street, south side, 127 feet, 11¼ inches east of 18th Avenue, 1st floor, Block 5480, Lot 14, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure; to be heard with Cal. No. 961-57-BZ, Vol. II.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative : 0
Absent: Commissioner Becker 1

78-61-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Stanley W. Berman and Antonette Sabbrese, owners.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously denied, under Sections 7f and 7i of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, non automatic car wash, office and sales, ground signs with parking and storage of motor vehicles on the open area for a term of twenty (20) years.

PREMISES AFFECTED—634-650 New York Avenue, 452 Fenimore Street, southwest corner and 383 Hawthorne Street, Block 4814, Lots 45, 46 and 50, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure based on new facts.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

650-59-BZ—Vol. II

APPLICANT—Holtzman, Sharf, Mackell and Hellenbrand for John Ryback, owner; Twinny Products, Inc., lessee.

SUBJECT—Application for consideration—reopening as Vol. III subject to regular procedure—decision of the Borough Superintendent; previously denied, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing building, from storage warehouse, office, loading, unloading and parking of employees cars only on the open area to factory, storage, office, loading and unloading and parking of employees' cars only, on the open area, for a term of fifteen (15) years.

PREMISES AFFECTED—111-31 44th Avenue, north side, 225 feet east of 111th Street, Block 2016, Lots 74, 75, 76, 77, 78 and 79, Corona, Borough of Queens.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application *withdrawn* at request of applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

Adjourned 4:20 P.M.

JAMES P. MULROY, *Secretary*

*CORRECTION

That portion of the minutes of the meeting of the Board of Standards and Appeals held on December 12, 1961 as they appeared in Bulletin No. 51, Vol. 46 are hereby corrected to read as follows:

MINUTES

141-33-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Socony Mobil Oil Company, owner.

SUBJECT—Application reopened September 13, 1961, as Volume II—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district for a temporary term of fifteen (15) years at an existing gasoline service station, the extension of the uses to include lubricatorium, minor auto repairs, car washing (non-automatic) sales room, utility room and the parking and storage of motor vehicles that extends into the required setbacks.

PREMISES AFFECTED—143-06 to 143-16 Farmers Boulevard and 174-01 to 174-05 143rd Road, northwest corner, and 142-31 to 142-39 174th Street, Block 12593, Lot 109, Springfield, Borough of Queens.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7e and 21, for a term of 15 years, to permit in a residence

use, E-1 area district, at an existing gasoline service station, the extension of the use to include lubricatorium, minor auto repairs, non-automatic car washing, sales room, utility room and the parking and storage of motor vehicles, that extends into the required setbacks, *on condition* that the work shall conform with drawings filed with this application dated June 14th, 1961, *4 sheets*; *on further condition* that the parking area shall be paved with crushed bluestone, clean cinders or gravel, treated with a binder and rolled to grade for proper drainage; that the existing wall on 174th Street and 143rd Road shall be put in good repair and continued for the entire front on 174th Street; that the planted area at the northwest corner shall be replanted; that the sidewalk and curbs shall be put in condition satisfactory to the Borough President; that all laws, rules and regulations applicable shall be complied with; and that a permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

*Correction: In the resolved portion the number of sheets is corrected to read "*4 sheets*" instead of "*8 sheets*."

RULES

RULES FOR TESTS OF FIRE-RESISTIVE, FLAMEPROOFED MATERIALS, SUCH AS TEXTILES, PAPER, SIMILAR MATERIALS AND ADHESIVES USED FOR DECORATIVE PURPOSES AND TREATED ACOUSTICAL DRAPERIES, CARPETS AND SIMILAR MATERIALS FOR USE IN PLACES OF PUBLIC ASSEMBLY AND SPECIAL OCCUPANCY STRUCTURES.

ADOPTED BY THE BOARD OF STANDARDS AND APPEALS MAY 3, 1940. EFFECTIVE IN ACCORDANCE WITH SECTION 665, SUBDIVISION C, OF THE NEW YORK CITY CHARTER, MAY 27, 1940.

[Cal. No. 294-40-SR]

AUTHORITY:

Pursuant to the authority vested in the Board of Standards and Appeals by Section 666, paragraph 2, of the Charter of the City of New York and Section C26-721.0b (12.2) as amended by Local Law No. 170, approved November 14, 1939, and Section C19-16.1 Local Law No. 112, approved July 18, 1939.

1.0 SCOPE

These requirements apply to flameproofed combustible materials used for decorative or other purposes within special occupancy structures as defined in Section C26-715.0 (12.1.1) and other places of public assembly as provided in Section C19-161.0 which was amended by Local Law No. 112.

2.0 GENERAL REQUIREMENTS

It shall be unlawful for any person to use any decorations, drape, curtain or scenery used for artistic enhancement which is made of combustible material, unless painted or saturated with a non-combustible material or liquid or otherwise rendered safe against fire to the satisfaction of the Fire Commissioner and in accordance with the requirements of these Rules, in any building of a public character, including a hotel, theatre, restaurant, public hall, department store,

and a building used or intended to be used for purposes of public assembly, amusement or instruction, and a building where large numbers of persons congregate (See Section C19-161.1) except as exempted in Rule 7.

After flameproofing, such processing as ironing, sewing and normal handling shall have no detrimental effects on the treatment of the material.

3.0 APPROVAL OF MATERIALS AND METHODS USED IN FLAMEPROOFING TEXTILES, ETC.

3.1 No materials or methods for flameproofing combustible materials for use under these Rules shall be used unless approved by the Board.

4.0 FLAMEPROOFING PROPERTIES.

The flameproofed material, when subjected to the test described in Rule 5.0, shall meet the following requirements as to fire-retardant properties.

4.1 FLASHING—No flashing shall occur at any time on the length of the test specimen. A flashing due to fuzz or bad edges may be disregarded.

4.2 DURATION OF FLAME—The average continuation of flaming shall not exceed 3 seconds.

4.3 DURATION OF GLOW—The average continuation of glow at the edge of the charred area shall not exceed an additional twenty seconds after the cessation of flaming. Glow confined to the charred area may be disregarded.

5.0 TESTS.

Tests for each specific installation of originally treated combustible material, or any re-tests thereof, shall be made by the Fire Commissioner, or in a laboratory approved by him, in accordance with the requirements of these Rules.

5.1 SAMPLING FOR TEST SPECIMENS — Samples of each variety of material and for every kind of treatment shall be subjected to separate test. Samples shall be of sufficient size to furnish test specimens provided for in Rule 5.2. At least three samples shall be furnished for every 500 square feet or fraction thereof.

5.2 TEST SPECIMENS—Specimens for test shall be 2 in. wide and 12½ in. long and shall be numbered on one end. Test specimens shall be carefully cut from at least three different places in the material to provide

RULES

a minimum of three test specimens from each material for testing.

5.3 CONDITIONING OF TEST SPECIMENS—The test samples or test specimens shall be dried for 24 hours in a room of average temperature of 70° F., with an average humidity of 40%.

5.4 TEST FOR PERMANENCE OF CHEMICALS—Test specimens shall be suspended by folding and pinning one-half inch of the numbered end over a horizontal 8-gauge wire, placed two inches above the center of a 7-inch opening in a 3-ft. wind tunnel arranged to deliver a wind velocity to the air, at the tunnel end, of 700 lineal feet, plus or minus 50 ft. per minute, as measured by a suitable anemometer on a line with the wire. In this position the test specimens shall be whipped for five minutes. Immediately upon conclusion of this test, the specimens shall be placed in a closed dry container until required for the flame test.

5.5 APPARATUS FOR FLAME TEST—The apparatus shall consist of a ring stand 20 inches high with an adjustable clamp housed in a metal shield 12 inches square and 20 inches high, opened in front and at both ends and a Bunsen or Tirrill gas burner which shall have a tube of 3/8-inch inside diameter.

5.6 FLAME TEST—A whipped test specimen shall be taken from the closed container required in Rule 5.4 and suspended vertically with one-half inch of the numbered end in a clip held in a clamp on a ring stand so that the test specimen shall hang vertically within and near the center of the metal shield required in Rule 5.5. The lower end of the test specimen shall be three-quarters of an inch above the top of the gas burner on which the air supply is shut off completely and adjusted to give a luminous flame 1½ inches long. The flame shall be applied for 12 seconds, then withdrawn. The result

of the test for duration of flame and duration of glow of the three test specimens shall each be averaged and recorded. Flashing, if any, shall be noted.

6.0 APPROVAL AND CERTIFICATION.

The approval of materials that have been flameproofed, as provided in Rule 1.0 and tested as required in Rule 5.0 with flameproofing properties as given in Rule 4.0 shall be limited to one year. An affidavit by the person, firm or corporation flameproofing the combustible materials shall be filed with the Fire Commissioner stating that the flameproofing compound and method complies with the approval of the Board, with calendar number thereof, and including the date of treatment and warranted period of effectiveness of the flameproofing.

6.1 The Fire Commissioner may require check tests at any time. Upon the termination of the approval, as provided for in Rule 6.0, a retest of the flameproofed combustible materials shall withstand to the following:

Flameproofed materials shall withstand a test of at least 400° F., as measured by a pyrometer, or other acceptable method, for approximately one-minute's duration by means of an open flame. Under such test, the flameproofed material shall not flash or support combustion and shall not glow outside of the char if a char is set up by the open flame. Material found not to conform to these requirements, shall be removed and replaced with materials conforming to the requirements of Rule 4.0.

7.0 EXEMPTION.

These Rules shall not be construed to apply to merchandise for sale or displayed for sale, to guest rooms in hotels, to offices, to works of art in museums, nor to churches or places of religious worship.

APPEALS AS TO MULTIPLE DWELLINGS

The Legislature, under Chapter 333 of 1948, has clarified Section 60 of the Multiple Dwelling Law by describing the agency authorized to grant variances under this Section, so as clearly to mean in New York City—the Board of Standards and Appeals.

Chapter 508 of 1948 has also been adopted by the Legislature, amending the Multiple Dwelling Law to provide, under new Section 310, for a Board of Appeals. By description the Board of Appeals means in New York City—the Board of Standards and Appeals. Section 310 is further amended by Chapter 805 of 1959 and provides as follows as to appeals:

LAWS OF NEW YORK—By Authority Chapter 508 of 1948

§ 310. Board of appeals. 1. As used in this section "board" shall mean the agency of a city constituted as a board and authorized by law both to grant variances of the zoning resolution and to make rules supplemental to laws regulating construction, maintenance, use and area of buildings.

2. Where the compliance with the strict letter of this chapter causes any practical difficulties or any unnecessary hardships the board shall have the power, on satisfactory proof at a public hearing, provided the spirit and intent of this chapter are maintained and public health, safety and welfare preserved, and substantial justice done, to vary or modify any provision or requirement of this chapter, or any rule, regulation, supplementary regulation, ruling or order of the department with respect to the provisions of this chapter, as follows:

a. For multiple dwellings and buildings existing on July first, nineteen hundred forty-eight, provisions relating to:

- (1) Height and bulk;
- (2) Required open spaces;
- (3) Minimum dimensions of yards or courts;
- (4) Means of egress; or
- (5) Basements and cellars in dwellings erected on or after April twelfth, nineteen hundred one.

b. For multiple dwellings and buildings erected or to be erected after July first, nineteen hundred forty-eight, and

such dwellings thereafter altered or to be altered, provisions relating to:

- (1) Required open spaces; or
- (2) Minimum dimensions of yards or courts.

Variations or modifications may be granted pursuant to this paragraph b only on condition that open areas for light and air are provided which are at least equivalent in area to those required by the applicable provisions of this chapter.

3. An application for such a variance or modification may be made by any person aggrieved or by the head of any public agency, within such time and under such procedure, conditions and rules as may be prescribed by the board. The board shall fix a reasonable time for the hearing of an application and shall require that due notice be given of the time and place of such hearing to the applicant and to the department. Any person or a duly authorized representative of any public agency may appear at any such hearing and be heard on any such application.

4. In every case the board shall state the reason or reasons for its decision. All decisions of the board shall be subject to review in the same manner as is provided by law for review of decisions of such board respecting variances of the zoning resolution.

5. A record of all decisions of the board, indexed according to the section or sections of this chapter affected thereby, shall be kept in the office of the board. Such record shall be open to public inspection at all times during business hours.

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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps *NOT ACCEPTABLE*.

BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

Issued under authority of Chapter 27, Section 665 of the Charter of the City of New York

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No. 5

In Memoriam—Timothy P. Guinee

WHEREAS, Timothy P. Guinee was a member of the Board of Standards and Appeals from July 12, 1946 until he retired on September 1, 1953; and

WHEREAS, he was appointed to the Fire Department on February 12, 1910 and served in the Department until he retired as Deputy Chief; and

WHEREAS, he served as a dedicated public servant both in the Department and on the Board and had the sincere friendship and respect of all who knew him.

RESOLVED, that the Board of Standards and Appeals, its officers, and staff express their great sorrow at his loss and deep sympathy for his family; and be it further

RESOLVED, that a copy of this resolution be sent to Mrs. Timothy P. Guinee.

DIRECTORY

BOARD OF STANDARDS AND APPEALS

MAX H. FOLEY, Chairman

EDWIN W. KLEINERT, Vice Chairman

HUGH P. FOX

SAMUEL L. BECKER

JOSEPH B. KLEIN

Commissioners.

WILLIAM A. NOLAN, Director

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JAMES P. MULROY, Secretary

JOHN B. CINCOTTA, Chief Clerk

OFFICE—80 Lafayette Street, 9th Floor, Manhattan, New York 13, N. Y.

TELEPHONE—WOrth 4-5656, Extensions 500 through 516.

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At Supreme Court, Special Term, Part I, Mr. Justice Jacob Markowitz affirmed the Board's determination, vacated the order of certiorari and dismissed the petition. (N. Y. Law Journal, January 18, 1962, Page 13).

* * * * *

Matter of 201 East 57th Street Corporation vs. Foley:—On June 13, 1961, the Board granted a variance on the application reopened on May 9, 1961 as Volume II, under Sections 7c and 19B (e) of the Zoning Resolution, to permit in a restricted retail and retail use district, the maintenance of a motion picture theatre within a proposed 20 story apartment house and office building and to permit the omission of the required accessory garage; Calendar Number 34-61-BZ—Vol. II; Premises 200 East 58th Street, southeast corner of Third Avenue, Block 1331, Lots 4, 44½, 45 and 48, Borough of Manhattan.

At Supreme Court, Special Term, Part I, Mr. Justice Arthur Markewich sustained the Board's findings, denied the application and dismissed the petition. (N. Y. Law Journal, January 15, 1962, page 15).

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CALENDAR

DOCKET

New Cases Filed up to January 23, 1962.

Cal. No. Dept Premises Affected

63-62-A—F.D.—1840-1848 McDonald Avenue, west side, 281 feet 4 $\frac{5}{8}$ inches south of Avenue P, Block 6632, Lot 22, Borough of Brooklyn, F.D. Order No. 1772-0, re—iron bars on windows.

64-62-A—B.R.—18 Dora Street, south side, 154.09 feet west of Woolley Avenue, Block 472, Lot 48, Westerleigh, Borough of Richmond, N.B. 311-61, re—building not facing legal street.

65-62-A—B.R.—22 Dora Street, south side, 198.09 feet west of Woolley Avenue, Block 472, Lot 46, Westerleigh, Borough of Richmond, N.B. 312-61, re—building not facing legal street.

65-62-A—B.R.—32 Dora Street, south side, 286.09 feet west of Woolley Avenue, Block 472, Lot 42, Westerleigh, Borough of Richmond, N.B. 313-61, re—building not facing legal street.

67-62-A—B.R.—36 Dora Street, south side, 328.09 feet west of Woolley Avenue, Block 472, Lot 40, Westerleigh, Borough of Richmond, N.B. 315-61, re—building not facing legal street.

68-62-A—B.R.—121 Glascoe Avenue, southeast corner Leonard Avenue, Block 1462, Lot 15, Westerleigh, Borough of Richmond, N.B. 1690-61, re—building not facing legal street.

69-62-A—B.R.—125 Glascoe Avenue, east side, 49 feet south of Leonard Avenue, Block 1462, Lot 14, Westerleigh, Borough of Richmond, N.B. 1691-61, re—building not facing legal street.

70-62-A—B.R.—127 Glascoe Avenue, east side, 73 feet south of Leonard Avenue, Block 1462, Lot 12, Westerleigh, Borough of Richmond, N.B. 1692-61, re—building not facing legal street.

71-62-A—B.R.—129 Glascoe Avenue, east side, 97 feet south of Leonard Avenue, Block 1462, Lot 11, Westerleigh, Borough of Richmond, N.B. 1693-61, re—building not facing legal street.

72-62-A—B.R.—131 Glascoe Avenue, east side, 121 feet south of Leonard Avenue, Block 1462, Lot 10, Westerleigh, Borough of Richmond, N.B. 1694-61, re—building not facing legal street.

73-62-BZ—B.Q.—107-20 Queens Boulevard and 107-15 70th Road, southwest corner, Block 3238, Lot 14, Forest Hills, Borough of Queens, Alt. 2279-61, re—three story addition to telephone exchange building; floor area ratio in excess of 2 in a C8-2 Zone; height of street wall; initial setback; rear yard, commercial 6D use district.

74-62-A—B.M.—240 Fifth Avenue, west side, 84.8 feet north of West 27th Street, Block 829, Lot 38, Borough of Manhattan, Alt. 2-61, re—extension of commercial use to 5th floor.

75-62-A—F.D.—89-91 Warren Street, north side, 50 feet 8 inches east of Warren Street, Block 132, Lot 19, Borough of Manhattan, F.D. Violation Order No. 503261, re—sprinkler system.

76-62-SA—Gilbarco "Marina" Gas/Oil Mixing Dispenser, various models, manufactured by Gilbert and Barker Manufacturing Company, Appliance.

77-62-SA—Liquid Oxygen, Nitrogen or Argon Transport and Storage Tanks, various models, manufactured by Process Engineering, Inc., Appliance.

78-62-A—F.D.—221 West 29th Street, north side, 236 feet 5 inches west of Seventh Avenue, Block 779, Lot 27, Borough of Manhattan, F.D. Violation Order No. 541928, re—sprinkler system.

79-62-A—F.D.—165 West 18th Street, north side, 100 feet east of Seventh Avenue, Block 794, Lot 6, Borough of Manhattan, F.D. Violation Order No. 517897, re—sprinkler system.

80-62-A—F.D.—517-521 West 42nd Street, north side, 275 feet west of Tenth Avenue, Block 1071, Lot 20, Borough of Manhattan, F.D. Violation Order No. 501991, re—sprinkler system.

81-62-A—B.R.—290 Stafford Avenue, east side, 39.04 feet north of Belfield Avenue, Block 6268, Lot 3, Huguenot, Borough of Richmond, N.B. 703-61, re—building not facing legal street.

82-62-A—B.R.—239 Sinclair Avenue, west side, 34-94 feet north of Belfield Avenue, Block 6268, Lot 74, Huguenot, Borough of Richmond, N.B. 702-61, re—building not facing legal street.

83-62-SM—Custom-Line, Elector-Line, Lo-Line, movable office partitions, manufactured by Architectural Systems, Inc., Material.

Restored to Docket

9-56-BZ—B.B.—2844 (2842-2844 official) West 24th Street, west side, 360 feet south of Neptune Avenue and 360 feet north of Mermaid Avenue, Block 7014, Lot 26, Borough of Brooklyn, Alt. 4518-55, reopened for consideration as to extension of term of variance, re—parking lot—residence use district.

1000-55-BZ—B.B.—940-942 Marcy Avenue, west side, 80 feet south of Macon Street, Block 1850, Lots 26 and 35, Borough of Brooklyn, Alt. 4411-55, reopened for consideration as to extension of term of variance, re—parking lot—residence use district.

325-41-BZ—Vol. II—B.B.—2222 Homecrest Avenue, west side, 180 feet south of Avenue V, Block 7372, Lot 16, Borough of Brooklyn, Alt. 4377-54, reopened for consideration as to extension of term of variance, re—use of frame building for 7 car garage—residence use district.

CALENDAR

229-49-BZ—Vol. V—B.Bx.—1002-1028 Metcalf Avenue and 1661-1669 Bruckner Boulevard, northeast corner, Block 3721, Part of Lot 1 and Lots 8, 10, 14 and 19, Borough of The Bronx, Alt. 291-61, re—parking and storage of motor vehicles.

87-52-BZ—B.B.—2840-2842 West 22nd Street, west side, 315 feet south of Neptune Avenue, Block 7016, Lot 25, Borough of Brooklyn, Alt. 3823-51, reopened for consideration as to extension of term of variance, re—parking and storage of motor vehicles—residence use district.

721-41-BZ—Vol. III—B.Q.—260-01 to 260-09 Horace Harding Boulevard and 54-47 to 54-63 Little Neck Parkway, northeast corner, Block 8274, Lot 135, Little Neck, Borough of Queens, N.B. 2099-46, reopened for consideration as to extension of term of variance, re—gasoline service station, lubritorium, minor repairs with hand tools only, etc.—business use district.

183-29-BZ—Vol. II—B.B.—778-781 5th Avenue and 217-225 29th Street, northwest corner, Block 665, Lot 40, Borough of Brooklyn, N.B. 3766-61, re—gasoline service station, lubrication, auto washing (non-automatic), sales of accessories, minor repairs with hand tools only, parking, etc.; ground sign—business use district.

392-60-BZ—Vol. II—B.B.—7810 Flatlands Avenue, south side, 40 feet west of East 79th Street; 912-920 East 79th Street, west side, 90 feet south of Flatlands Avenue and 913-919 East 78th Street, east side, 90 feet south of Flatlands Avenue, Block 8015, Lot 48, Borough of Brooklyn, N.B. 3758-61, re—setback, loading space, extension, business use, curb cut, etc.—retail and residence use districts.

392-60-BZ—Vol. III—B.B.—7810 Flatlands Avenue, south side, 40 feet west of East 79th Street; 912-920 East 79th Street, west side, 90 feet south of Flatlands Avenue and 913-919 East 78th Street, east side, 90 feet south of Flatlands Avenue, Block 8015, Lot 48, Borough of Brooklyn, Amendment to N.B. 997-55, re—storage of building materials, parking and storage—retail and residence use districts.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

RULES

	Last Publication
Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier Rules..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime)..	Aug. 3, 1937—Vol. 22, No. 31
Dry Cleaning Establishments Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24

	Last Publication
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior).....	April 15, 1958.
Fire Drill Rules	Dec. 28, 1961—Vol. 46, No. 52
Fire Resistive, Flameproof Materials, etc., Rules for Testing of Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	Feb. 1, 1962—Vol. 47, No. 5
Fireproof Wood, Testing of.....	June 30, 1960—Vol. 45, No. 26
Gas Shut-Off Rules	Apr. 13, 1937—Vol. 22, No. 15
Hatchway Protection	Apr. 7, 1925—Vol. 10, No. 14
Insulating Fibre Board Rules ...	June 5, 1928—Vol. 13, No. 23
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Mar. 25, 1952—Vol. 37, No. 13A
Oil Burner Rules	Feb. 11, 1947—Vol. 32, No. 6
Opening Protective Assemblies, Rules for Inspection of	June 25, 1959—Vol. 44, No. 25
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	May 27, 1954.
Plumbing Rules	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply) Procedure, Rules of	Aug. 3, 1937—Vol. 22, No. 31
Smoking in Factories, Rules for..	Nov. 13, 1956.
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	Oct. 8, 1959—Vol. 44, No. 40
Sprinkler, Rules	July 20, 1961—Vol. 46, No. 29
Standpipe Fireline Rules	June 30, 1960—Vol. 45, No. 26
Structural Alterations, Reporting.	June 29, 1937—Vol. 22, No. 26
Wire Glass Rules (Amendment to Rule 505 of Industrial Code)..	June 8, 1937—Vol. 22, No. 23
Zoning Resolution, Rule to Supplement Section 19-A—July 11, 1958.	June 7, 1932—Vol. 17, No. 23

Section I, List of Approved Gas Fired Heating Equipment, Gas Burner and Heater Accessories. Oil Fired Heating Equipment and Oil Burner and Heater Accessories, issued June 1, 1955, listing all approvals through May 24, 1955.

Section II, List of Approved Concrete and Clay Products, issued June 27, 1958, listing all approvals through July 2, 1957.

These pamphlets may be purchased at 80 Lafayette Street, Manhattan. Single Copies \$1.25; By Mail—\$1.50 (Cash only).

Further Sections will be published, containing other approved materials and appliances.

FEBRUARY 6, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning, February 6, 1962*, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matters:

384-28-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for B. J. Denihan Incorporated, owner.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the change in use of a one story five car garage previously granted by the Board to a storage building for use in conjunction with the existing dry cleaning establishment.

PREMISES AFFECTED—27-37 27th Street, east side, 186.87 feet, north of 30th Avenue, Block 575, Lot 28, Long Island City, Borough of Queens.

719-55-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Rose Orzo, owner.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district on a plot previously occupied as a parking lot, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, car washing, storage room, office and sales and the parking and storage of motor vehicles with a ground sign for a temporary term of twenty years.

CALENDAR

PREMISES AFFECTED—1198-1224 Prospect Avenue, east side, 150 feet north of East 167th Street, and 1151-1163 Stebbins Avenue, Block 2693, Lots 9 and 12, Borough of The Bronx.

188-59-BZ—Vol. III

APPLICANT—Max Siegel Associates for Fred Gladstone, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7e, 7f and 7i of the Zoning Resolution, to permit in a business use district, the extension in area and rearrangement of a gasoline service station previously granted by the Board with accessory uses including minor motor vehicle repairs and parking and storage of cars awaiting service for a temporary term of fifteen (15) years.

PREMISES AFFECTED—1-9 Cooper Square and 55 East 4th Street, northeast corner, Block 460, Lots 1, 4 and 6, Borough of Manhattan.

1449-61-BZ

APPLICANT—Haskell and Blatt for Jemezel Realty Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e, 7f, 7i and 7A of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station with lubritorium, auto washing (non-automatic), office, sale of accessories, minor motor vehicle repair with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign and with show windows, curb cuts and business signs within 75 feet of a residence use district for a temporary term of fifteen (15) years.

PREMISES AFFECTED—3001-3013 Emmons Avenue, northeast corner of Nostrand Avenue, Block 7503, Lot 65, Borough of Brooklyn.

1452-61-BZ

APPLICANT—Lama, Proskauer and Prober for Abraham Saperstein, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use D-1 area district, the erection of a two story building for use as stores, storage and offices on the second floor with loading and unloading and patron parking in the open area encroaching on the required setbacks for a temporary term of 25 years.

PREMISES AFFECTED—1446-1456 Remsen Avenue, 8913-8923 Avenue L, northwest corner, Block 8055, Lot 1, Borough of Brooklyn.

1457-61-BZ

APPLICANT—Lama, Proskauer and Prober for Louis L. Rosenberg, owner.

SUBJECT—Application September 14, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with a frame shed and business entrances for a temporary term of ten (10) years.

PREMISES AFFECTED—185-189 33rd Street, north side, 200 feet east of 4th Avenue, Block 681, Lot 68, Borough of Brooklyn.

1463-61-BZ

APPLICANT—Albert Melniker for John Harmon, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a residence use district the maintenance of an accessory parking lot to an existing funeral home on the adjoining lot located partly in a retail use district.

PREMISES AFFECTED—500 Davis Avenue, west side, 158.25 feet north of Forest Avenue, 149 Regan Avenue, Block 156, Lot 30, West New Brighton, Borough of Richmond.

1481-61-BZ

APPLICANT—Albert Melniker for Jaybar Construction Company, Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten (10) years.

PREMISES AFFECTED—414 West 206th Street, south side, 100 feet west of 9th Avenue, Block 2202, Lot 17, Borough of Manhattan.

1490-61-BZ

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 19 A (j) of the Zoning Resolution, to permit in a residence use C area district, for a stated term of twenty (20) years the change in occupancy of an existing two story building from a public storage garage to the warehousing of candy, storage, loading and unloading, office and storage garage with a business sign, the warehouse will not have the required loading berth.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

1491-61-A

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—Appeal from a decision of the Borough Superintendent re—class 3 construction, change in use, egress, etc.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

1492-61-BZ

APPLICANT—Andrew Di Camillo for Joseph Cosoia, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a stated term of ten (10) years.

PREMISES AFFECTED—365-367 91st Street, north side, 154 feet 8 $\frac{3}{8}$ inches west of 4th Avenue, Block 6081, Lots 77 and 78, Borough of Brooklyn.

1598-61-BZ

APPLICANT—Paul Friedman for The 401 East 65th Street Company, owner.

SUBJECT—Application October 23, 1961—decision of the Borough Superintendent, under Section 19B (e) of the Zoning Resolution, to permit in a retail and residence use, B area district in a proposed 16 story multiple dwelling the elimination of the required 30 car accessory garage.

PREMISES AFFECTED—401 East 65th Street, 1212 First Avenue, Northeast corner, Block 1460, Lots 1, 2, 3, and 4, Borough of Manhattan.

967-57-BZ

APPLICANT—Raymond Garramone for Superior Realty Co., owner.

SUBJECT—Application reopened January 9, 1962 for consideration as to extension of time to complete, expired

CALENDAR

November 24, 1960—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a business and residence use, D area district, the erection of a 1 story masonry building to be used for manufacturing and storage as permitted in the business district and occupying more than the permitted area.

PREMISES AFFECTED—108-24 Astoria Boulevard, southwest corner of 110th Street, Block 1703, Lot 94, East Elmhurst, Borough of Queens.

377-51-BZ

APPLICANT—Victor Leo Sternett for Max Roth and Minnie Roth, owners.

SUBJECT—Application reopened January 9, 1962 for consideration as to extension of term of variance, expires January 22, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and local retail use district, the parking of motor vehicles for tenants and customers—no fee to be charged.

PREMISES AFFECTED—222-06 to 222-24 Hempstead Avenue, southwest corner of 223rd Street, Block 11157, Lot 20, Queens Village, Borough of Queens.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

215-61-BZ

APPLICANT—Lama, Proskauer and Prober for Gizella Brandwein, owner.

SUBJECT—Application February 24, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, B area district, the erection of a one story building, the entire plot which is in excess of that permitted in a B area district for occupancy as bowling alley, bar, restaurant, kitchen, snack bar, locker rooms, meeting rooms, storage room and accessory rooms, with business signs, for a term of twenty-five (25) years.

PREMISES AFFECTED—1740-1752 (1750 official) Sedgwick Avenue, east side, 221.16 feet north of West 176th Street, Block 2880, Lot 158, Borough of The Bronx.

Hearing closed—Laid over from June 6, 1961, to June 20, 1961, for inspection and decision; then to July 5, 1961, for re-inspection and decision; then to December 12, 1961, for decision to await possible development in the area and the possibility of a conforming use; then to February 6, 1962 for decision to await further development.

1308-61-BZ

APPLICANT—Carl H. Salminen for Bard Holding Corporation, owner.

SUBJECT—Application August 10, 1961—decision of the Borough Superintendent, under Sections 7e, 7i, 7A and 21 of the Zoning Resolution, to permit in a retail use, D area district, the erection of a one story extension for use as a garage with roof parking and repair of owners trucks in conjunction with the existing uses of machine shop, office, vault, garage and dwelling, the proposed extension exceeds the permitted area coverage, encroaches on the required rear yard, and has business entrances within 75 feet of a residence use district for a stated term of 20 years.

PREMISES AFFECTED—222-15 to 222-19 Northern Boulevard, northwest corner of 223rd Street, 43-33 222nd Street, Block 6328, Lots 1 and 39, Bayside, Borough of Queens.

Hearing closed—Laid over from November 28, 1961, to December 12, 1961, for inspection and decision; then to January 16, 1962, for decision; applicant to submit new plans; then to February 6, 1962, for hearing at request of applicant; applicant to submit new plans.

854-59-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr., for Nathan Greenbaum, owner.

SUBJECT—Application reopened December 13, 1961 for consideration as to extension of time to complete, expired June 14, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for the parking and storage of more than five (5) motor vehicles.

PREMISES AFFECTED—Manor Avenue, east side, 100 feet south of East 174th Street, Block 3866, Lots 34 and 36, Borough of The Bronx.

Laid over from January 23, 1962 to February 6, 1962, for hearing; applicant to obtain new decision from the Borough Superintendent.

MAX H. FOLEY, *Chairman.*

FEBRUARY 6, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, February 6, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

716-61-A

APPLICANT—Rogers, Isquith, Backer and Gussak for Cedroc Holding Corporation, owner; The Park Town House Nursing Home, lessee.

SUBJECT—Application May 22, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—57-61 East 91st Street, north side, 130 feet east of Madison Avenue, Block 1503, Lot 26, Borough of Manhattan.

372-61-A

APPLICANT—Albert B. Bauer for Uris 850 Third Avenue Corporation, owner.

SUBJECT—Application March 30, 1961—Appeal from a decision of the Borough Superintendent, re—gasoline dispenser below street level.

PREMISES AFFECTED—838-852 Third Avenue, 161-175 East 51st Street, northwest corner, and 160-166 East 52nd Street, Block 1306, Lots 30, 32 and 41, Borough of Manhattan.

164-61-A

APPLICANT—Robert Teichman for E and A Building Corporation owner.

SUBJECT—Application February 8, 1961—Appeal from an order of the Fire Commissioner re—automatic smoking in factory.

PREMISES AFFECTED—633-635 Greenwich Street, northeast corner of Morton Street, Block 603, Lot 49, Borough of Manhattan.

223-61-A

APPLICANT—Times Square Stores Corporation for Habco Estates, Incorporated, owner; Times Square-Springfield, Incorporated, lessee.

SUBJECT—Application February 21, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—130-135 Merrick Boulevard, north side, 100 feet west of Farmers Boulevard, Block 12494, Lot 8, Springfield Gardens, Borough of Queens.

232-61-A

APPLICANT—Herman E. Horwood for Meyer Herschberg, owner.

SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—321 Greenwich Street, east side, 82 feet 1 inch south of Duane Street, Block 141, Lot 17, Borough of Manhattan.

CALENDAR

19-61-A—Vol. II

APPLICANT—Lee Schoen for A. Trenkmann Estates, owner.

SUBJECT—Application reopened November 14, 1961 as Volume II—Appeal from a decision of the Borough Superintendent,—re egress.

PREMISES AFFECTED—247-249 Center Street, west side, 121 feet, 2 inches south of Broome Street, and 179-183 Lafayette Street, Block 472, Lots 4 and 17, Borough of Manhattan.

292-61-A

APPLICANT—Irwin Emerman for Leonard Kaplan, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—95 Reade Street, south side, 74 feet 6 inches west of Church Street, 113 Chambers Street, Block 145, Lot 6, Borough of Manhattan.

277-61-A

APPLICANT—Joseph Lau for 194 Worth Street Corporation, owner.

SUBJECT—Application March 6, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—194 Worth Street, south side, 47 feet 8 inches east of Mulberry Street, 6 Mulberry Street, Block 161, Lot 6, Borough of Manhattan.

1150-61-A

APPLICANT—Peter S. Gluck for Jamed Properties, Incorporated, owner; Typhoon Air Conditioning Division, Hupp Corporation, lessee.

SUBJECT—Application July 13, 1961—Appeal from a decision of the Borough Superintendent re—bake oven.

PREMISES AFFECTED—505 Carroll Street, north side, 200 feet east of Third Avenue, 530 President Street, Block 448, Lot 13 (incl. former 18) Borough of Brooklyn.

1233-61-A

APPLICANT—Schaefer and Atkin for Chestnut Realty Corporation, owner.

SUBJECT—Application July 28, 1961,—Filed pursuant to Section 310, of the Multiple Dwelling Law re—cellar apartments.

PREMISES AFFECTED—609-615 Ft. Washington Avenue, west side, 101 feet 13/8 inches north of West 187th Street, Block 2179, Lot 354, Borough of Manhattan.

1260-61-A

APPLICANT—John F. Fitzsimons for Graphic Talents Incorporated, owner.

SUBJECT—Application August 3, 1961—Appeal from a decision of the Borough Superintendent re—stair enclosure and cl. 3 construction.

PREMISES AFFECTED—44 East 52nd Street, south side, 182 feet west of Park Avenue, Block 1287, Lot 143, Borough of Manhattan.

1295-61-A

APPLICANT—Albert Melniker for Sebastian Parlato, owner.

SUBJECT—Application August 8, 1961—Filed pursuant to Section 36 Art. III of the General City Law re—building not facing legal street,

PREMISES AFFECTED—61 Alberta Avenue, north side, 274.33 feet west of Wild Avenue, Block 2637, Lot 19, Travis, Borough of Richmond.

1900-61-A

APPLICANT—Harry Soled for Chaim Realty Corporation, owner.

SUBJECT—Application December 12, 1961—Appeal from a decision of the Borough Superintendent re—change in use.

PREMISES AFFECTED—2847 West 21st Street, east side, 260 feet north of Mermaid Avenue, Block 7018, Lot 64, Borough of Brooklyn.

1819-61-A

APPLICANT—Sidney Astor for Jacob Goodman, owner. SUBJECT—Application December 5, 1961—Appeal from a decision of the Borough Superintendent re—enclosure for car hoist, egress, wall panels etc.

PREMISES AFFECTED—307 West 44th Street, north side, 100 feet west of 8th Avenue, Block 1035, Lot 28, Borough of Manhattan.

MAX H. FOLEY, *Chairman*.

FEBRUARY 14 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Wednesday afternoon, February 14, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:*

818-57-SM

APPLICANT—National Portland Cement Company, owner —portland cement.

829-60-SA

APPLICANT—Jet-Heet, Inc., owner—oil-fired heating system.

282-61-SA

APPLICANT—Warren-Connolly Company, owner — room air conditioners.

324-61-SM

APPLICANT—H. J. Kandiner for Barrett Division Allied Chemical Corp., owner—roof insulation.

325-61-SM

APPLICANT—Masonite Corporation, owner—interior wall panel.

326-61-SM

APPLICANT—Masonite Corporation, owner — exterior siding.

495-61-SM

APPLICANT—Leatherguild, Inc., owner—wall covering.

701-61-SM

APPLICANT—Ingersoll-Humphryes Division Borg-Warner Corp., owner—shower receptor.

MAX H. FOLEY, *Chairman*.

FEBRUARY 20, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning, February 20, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matters:*

327-41-BZ—Vol. II

APPLICANT—Philip P. Agusta for Joseph Foraldo, owner. SUBJECT—Application reopened November 8, 1961 as Volume II—decision of the Borough Superintendent, under

Section 7a of the Zoning Resolution, to permit in a residence use district, the extension of the uses in an existing one story building presently occupied as a rag and metal storage to include rag baling, junk shop and metal storage and use of an oxy-acetylene torch for junk and metal storage in the open area and parking of cars.

PREMISES AFFECTED—191-195 Woodpoint Road and 230-234 Skillman Avenue, southeast corner, Block 2893, Lot 12, Borough of Brooklyn.

Laid over from January 23, 1962 to February 20, 1962, for hearing; twenty days notices are to be sent to legally affected property owners by the applicant; drawings are to show all doors and gates.

CALENDAR

567-43-BZ—Vol. III

APPLICANT—Philip P. Agusta for Gottscheer and Central Holding Company, Incorporated, owner.

SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a local retail use, C area district the erection of a one story extension to an existing two story building as a bar and grill, meeting room, cabaret and kitchen extending into the residence portion of the premises and exceeding the permitted area coverage.

PREMISES AFFECTED—655-657 Fairview Avenue, north side, 77.29 feet east of Linden Street, 2012-2014 Linden Street, Block 3485, Lot 1, Ridgewood, Borough of Queens.

821-46-BZ—Vol. II

APPLICANT—Harry Silverman for Airport Motors Incorporated, owner.

SUBJECT—Application reopened September 19, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7i and 7A of the Zoning Resolution, to permit in a business use district for a temporary term of twenty (20) years, the erection of a one story extension to an existing auto showroom, service repair shop and storage garage for more than five motor vehicles previously granted by the Board, with business entrances and exits within 75 feet of a residence use district.

PREMISES AFFECTED—78-01 to 78-19 Northern Boulevard, northwest corner, from 78th Street to 79th Street, 32-62 to 32-70 79th Street and 32-65 to 32-71 78th Street, Block 1174, Lots 35 and 41, Jackson Heights, Borough of Queens.

1459-61-A

APPLICANT—Harry Silverman for Airport Motors Incorporated, owner.

SUBJECT—Application June 27, 1961—Appeal from a decision of the Borough Superintendent re—extension, tabular limits.

PREMISES AFFECTED—78-01 to 78-19 Northern Boulevard, northwest corner, from 78th Street to 79th Street, 32-62 to 32-70 79th Street and 32-65 to 32-71 78th Street, Block 1174, Lots 35 and 41, Jackson Heights, Borough of Queens.

47-59-BZ—Vol. II

APPLICANT—Nathan Lubroth for 100 Montague Corporation, owner; Love Lane Automotive Corporation, lessee.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the combining of three existing garage buildings using them conjunctively as a non-storage garage and discontinuing the second floor use.

PREMISES AFFECTED—12-18 College Place, east side, 77 feet, 11 inches north of Love Lane, Block 236, Lot 43, Borough of Brooklyn.

2004-61-A

APPLICANT—Nathan Lubroth for 100 Montague Corporation, owner; Love Lane Automotive Corporation, lessee.

SUBJECT—Application filed November 8, 1961—Appeal from a decision of the Borough Superintendent, re—Class 3 building to garage use.

PREMISES AFFECTED—12-18 College Place, east side, 77 feet, 11 inches north of Love Lane, Block 236, Lot 43, Borough of Brooklyn.

1509-61-BZ

APPLICANT—Arnold Haber for F and J Puzio Construction Company, owner.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, D and E-1 area district, for a temporary term of years, the erection and maintenance of a gasoline service station,

lubratorium, sales and office, minor auto repairs and the parking of motor vehicles.

PREMISES AFFECTED—33 East 233rd Street, northeast corner of Herkimer Place, Block 3363, Lot 58, Borough of The Bronx.

1512-61-BZ

APPLICANT—Daniel J. Pinsky for Miguel, Raymond and Angel Ruiz, owners.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7e and 7A of the Zoning Resolution, to permit in a local retail use district, the erection and maintenance of a gasoline service station, lubratorium, minor vehicle repairs, car wash and accessory storage with show windows within 75 feet of a residence use district.

PREMISES AFFECTED—905-909 Castle Hill Avenue, 2169-2175 Story Avenue, northwest corner, Block 3687, Lot 43, Borough of The Bronx.

1514-61-BZ

APPLICANT—Aaron Halpern for Whitestone Operating Corporation, owner.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7d and 7a of the Zoning Resolution, to permit in a retail use district, at an existing restaurant with accessory parking, the maintenance of new and larger ground sign.

PREMISES AFFECTED—2560 Bruckner Boulevard, south side, 417.63 feet east of Brush Avenue, Block 5541, Lot 41, Borough of The Bronx.

1516-61-BZ

APPLICANT—Lama, Proskauer and Prober for 166 Carlton Avenue Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 19A (j) of the Zoning Resolution, to permit in a residence use B area district, the change in occupancy of an existing four story and cellar building from a public garage to the manufacturing, warehousing and storage of electrical appliances, loading and unloading, office and signs and without the required loading berth for a temporary term of twenty (20) years.

PREMISES AFFECTED—166-172 Carlton Avenue, west side, 164.3 feet south of Myrtle Avenue, Block 2072, Lot 36, Borough of Brooklyn.

1517-61-A

APPLICANT—Lama, Proskauer and Prober for 166 Carlton Avenue Corporation, owner.

SUBJECT—Application September 19, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, change in use, egress.

PREMISES AFFECTED—166-172 Carlton Avenue, west side, 164.3 feet south of Myrtle Avenue, Block 2072, Lot 36, Borough of Brooklyn.

1522-61-BZ

APPLICANT—Samuel Rosenblum for Sydney Trattler, owner.

SUBJECT—Application October 3, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—53-03 97th Street, southeast corner of Christie Avenue, Block 1897, Lot 27, Elmhurst, Borough of Queens.

1523-61-BZ

APPLICANT—Lama, Proskauer and Prober for Cosmo Passalacqua, owner; Central Industrial Bank, lessee.

SUBJECT—Application October 3, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning

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Resolution, to permit in a residence use district for a temporary term of twenty years, the maintenance of a proposed two story and cellar building as a bank and doctor's office and dwelling with accessory parking in the open area with business signs and entrances.

PREMISES AFFECTED—1759-1761 Rockaway Parkway, 9701-9715 Avenue L, northeast corner, Block 8243, Lot 5, Borough of Brooklyn.

1531-61-BZ

APPLICANT—Elliot Saltzman for Telbros Realty Corporation, owner.

SUBJECT—Application October 4, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business use D area district, the erection of a one story extension to an existing building used for the manufacturing, storage, loading and unloading of incombustible materials and parking of five trucks to increase the parking to more than five trucks, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—306-316 Van Brunt Street, west side, 50 feet north of Pioneer Street, Block 529, Lots 39, 40 and 41, Borough of Brooklyn.

1880-61-BZ

APPLICANT—Elliot Saltzman for James Manfrede, owner.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district on a plot presently occupied for the sale of used cars and auto parts, the erection of a one story and mezzanine building for the storage and sale of auto parts, office and the extension of the uses in the open area to include sale of cars not in running condition and used parts requiring gas and electric welding and cutting.

PREMISES AFFECTED—2401-2413 Cropsey Avenue 8841-8857 24th Avenue, northeast corner, Block 6891, Lots 4, 6, 8, and 11, Borough of Brooklyn.

9-56-BZ

APPLICANT—Leonard F. Rothkrug for Anthony Esposito, owner.

SUBJECT—Application reopened January 23, 1962 for consideration as to extension of term of variance, expired October 16, 1961—for decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, a parking lot for 12 cars of the non-transient pleasure vehicle type.

PREMISES AFFECTED—2844 (2842-2844 official) West 24th Street, west side, 360 feet south of Neptune Avenue and 360 feet north of Mermaid Avenue, Block 7014, Lot 26, Borough of Brooklyn.

1000-55-BZ

APPLICANT—Leonard E. Rothkrug for G. H. N. B. Realities, Inc., owner.

SUBJECT—Application reopened January 23, 1962 for consideration as to extension of term of variance, expired October 30, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district a parking lot for more than 5 cars.

PREMISES AFFECTED—940-942 Marcy Avenue, west side, 80 feet south of Macon Street, Block 1850, Lots 26 and 35, Borough of Brooklyn.

326-41-BZ—Vol. II

APPLICANT—Leonard F. Rothkrug for Marharita Boccia, owner.

SUBJECT—Application reopened January 23, 1962 for consideration as to extension of term of variance, expired November 14, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district

the continued use of a frame building for 7 car garage.

PREMISES AFFECTED—222 Homecrest Avenue, west side, 180 feet south of Avenue V. Block 7372, Lot 16, Borough of Brooklyn.

87-52-BZ

APPLICANT—Paul Gordon for Ida Shapiro, owner.

SUBJECT—Application reopened January 23, 1962 for consideration as to extension of term of variance, expired April 10, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—2840-2842 West 22nd Street, west side, 315 feet south of Neptune Avenue, Block 7016, Lot 25, Borough of Brooklyn.

721-41-BZ—Vol. III

APPLICANT—Dominick Salvati and Son for H.N.F. Realty Co., owner.

SUBJECT—Application reopened January 23, 1962 for consideration as to extension of term of variance, expires September 12, 1965—decision of the Zoning Resolution, previously granted on condition, under Sections 7e and 7i of the Zoning Resolution, permitting in a business use district, the maintenance of a gasoline service station, lubricatorium, office and minor repairs with hand tools only may be permitted within the accessory building.

PREMISES AFFECTED—260-01 to 260-09 Horace Harding Boulevard and 54-47 to 54-63 Little Neck Parkway, northeast corner, Block 8274, Lot 135, Little Neck, Borough of Queens.

MAX H. FOLEY, *Chairman.*

FEBRUARY 20, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, February 20, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

60-61-A

APPLICANT—A. L. Seiden for A. Blank, Incorporated, owner; Chemical Bank N.Y. Trust Company, lessee.

SUBJECT—Application January 25, 1961—Appeal from an order of the Fire Commissioner re—Automatic Sprinkler System.

PREMISES AFFECTED—84-85 South Street, north side, 43.7 feet west of John Street, Block 72, Lot 27, Borough of Manhattan.

153-61-A

APPLICANT—Ludwig Hanauer for Florence Feifer, owner.

SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—508 Broadway, east side, 224 feet 7 inches north of Broome Street, Block 483, Lot 9, Borough of Manhattan.

161-61-A

APPLICANT—Robert Teichman for Anna Schenkel, owner.

SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—Automatic Sprinkler System.

PREMISES AFFECTED—75 Gold Street, west side, 25 feet south of Spruce Street, Block 100, Lot 2, Borough of Manhattan.

216-61-A

APPLICANT—74-76 Laight St. Corporation, owner.

SUBJECT—Application February 20, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

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PREMISES AFFECTED—74-76 Laight Street, northeast corner of Washington Street, Block 218, Lot 2, Borough of Manhattan.

218-61-A

APPLICANT—Max Siegel Associates for 350 Greenwich Realty Corporation, owner.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—350-354 Greenwich Street, 34-36 Harrison Street, northwest corner, Block 183, Lots 15 and 17, Borough of Manhattan.

226-61-A

APPLICANT—Joseph Kiell for Pasquale Matera, owner.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.
PREMISES AFFECTED—92-94 Greene Street, east side, 100 feet north of Spring Street, Block 499, Lot 1, Borough of Manhattan.

377-61-A

APPLICANT—Benjamin Schaffer, President for Chamber's Realty Company, Incorporated, owner.

SUBJECT—Application March 29, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—1 and 2 Hudson Street, northeast corner of Chambers Street, Block 140, Lot 1, Borough of Manhattan.

MAX H. FOLEY, *Chairman.*

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REGULAR MEETING

TUESDAY MORNING JANUARY 23, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon January 9, 1962 were approved as printed in the Bulletin of January 18, 1962, Vol. 47, No. 3.

327-41-BZ—Vol. II

APPLICANT—Philip P. Agusta for Joseph Foraldo, owner.

SUBJECT—Application reopened November 8, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension of the uses in an existing one story building presently occupied as a rag and metal storage to include rag baling, junk shop and metal storage and use of an oxy-acetylene torch for junk and metal storage in the open area and parking of cars.

PREMISES AFFECTED—191-195 Woodpoint Road and 230-234 Skillman Avenue, southeast corner, Block 2893, Lot 12, Borough of Brooklyn.

APPEARANCES—

For Applicant: Philip P. Agusta.

For Opposition: None.

ACTION OF BOARD—Laid over to February 20, 1962, at 10 A.M. for hearing; twenty days notices are to be sent to legally affected property owners by the applicant; drawings are to show all doors and gates.

883-48-BZ—Vol. II

APPLICANT—Benjamin F. Nolan for Engledrum Service Station, Incorporated, owner.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension in area and the erection of an extension to an existing gasoline service station with accessory uses of lubricatorium, car wash, parking and storage of more than five motor vehicles, motor vehicle repairs and a two car garage.

PREMISES AFFECTED—3590 East Tremont Avenue, southwest corner of Lafayette Avenue, Block 5543, Lots 6 and 16, Borough of The Bronx.

APPEARANCES—

For Applicant: Benjamin F. Nolan and Philip J. Engledrum.

For Opposition: Seymour L. Morse, Mary Ruschak, Anna Lukacina, Gabriella Schumi, Irene Feyti, Theresa Kremer and John Esovich.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

611-52-BZ—Vol. IV

APPLICANT—Lama, Proskauer and Prober for Edward Baker, owner.

SUBJECT—Application reopened November 8, 1961 as Volume IV—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district for a temporary term of twenty years, the erection of a one story and cellar building for use as stores and storage with curb cuts for the parking of patrons and employees cars and loading and unloading in the open area.

PREMISES AFFECTED—35-01, 35-05 and 35-09 24th Street and 24-02 to 24-08 35th Avenue, southeast corner, Block 338, Lots 19 and 25, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: Joseph A. Weinstein.

ACTION OF BOARD—Laid over to February 14, 1962, at 10 A.M. for hearing at the request of the applicant.

25-57-BZ—Vol III

APPLICANT—Hodges, Reavis, McGrath and Downey for Davmac Corporation, owner.

SUBJECT—Application reopened October 3, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, E-1 area district, the erection of a one story extension to a building for the manufacturing, storage and sale of tires, office and the parking of more than five motor vehicles and the extension of the uses to include wheel alignment, brake adjustment and repairs, the proposed structure exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—221-18 Merrick Boulevard, southeast corner of 221st Street, Block 13100, Lot 26, Laurelton, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: Fred V. Bruch and Morris Krichesky.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

854-59-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr. for Nathan Greenbaum, owner.

SUBJECT—Application reopened December 13, 1961 for consideration as to extension of time to complete, expired June 14, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for the parking and storage of more than five (5) motor vehicles.

PREMISES AFFECTED—Manor Avenue, east side, 100

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feet south of East 174th Street, Block 3865, Lots 34 and 36, Borough of The Bronx.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Laid over to February 6, 1962, at 10 A.M. for hearing; applicant to obtain new decision from the Borough Superintendent.

179-61-BZ—Vol. II

APPLICANT—Benjamin F. Nolan for Samuel and Ceilia B. Waterman, owners.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a gasoline service station, lubritorium, sales and office, minor auto repairs and the parking and storage of motor vehicles.

PREMISES AFFECTED—1070 White Plains Road, southeast corner of Watson Avenue, Block 3733, Lots 26, 28 and 29, Borough of The Bronx.

APPEARANCES—

For Applicant: Benjamin F. Nolan.

For Opposition: Frederick Guminick, Samuel Orenstein, Bertrand L. Hill, Mary Leone, John Colapietroz, J. Scarfone, S. Grabowski, T. Constantine, Yin Wong, Roko Braunt and A. Castelluccio.

For Administration: John J. Saunders, B'd of Education.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1413-61-BZ

APPLICANT—Charles M. Spindler for 30-30 21st Street Corporation, owner.

SUBJECT—Application September 7, 1961—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district on a plot presently occupied as a lumber yard, the erection and maintenance of a gasoline service station, lubritorium, auto washing (non-automatic), office sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—30-36 to 30-46 (30-40 official) 21st Street, 14-50 to 14-58 30th Road, southwest corner, Block 535, Lot 46, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Charles M. Spindler.

For Opposition: Harry Scrozati and Stanley Sofsky.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit statement; hearing closed.

1429-61-BZ

APPLICANT—Robert Gottlieb for Frank Feller, owner.

SUBJECT—Application September 14, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for not more than four (4) cars for a temporary term of five years.

PREMISES AFFECTED—48 West 167th Street, south side, 49.36 feet west of Anderson Avenue, Block 2509, Lot 55, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert Gottlieb.

For Opposition: Duncan M. Manning and Josiah B. Whyte.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1437-61-BZ

APPLICANT—John J. Tricarico for Pitta Funeral Home, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, the extension of the accessory parking of a funeral establishment into the residence portion of the premises.

PREMISES AFFECTED—292-302 McDonald Avenue west side, 90 feet south of Caton Avenue, and 21 Dahill Road, Block 5323, Lot 17 and 80, Borough of Brooklyn.

APPEARANCES—

For Applicant: John J. Tricarico.

For Opposition: Victor H. Abbott, Frank Scoppetta, A. Scoppetta, Theresa Mascanti, E. Dieckmann, Mrs. Geo. Cardinal and Mrs. F. Di Fusco.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1442-61-BZ

APPLICANT—Lama, Proskauer and Prober for Kinney Motors, Incorporated, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7i of the Zoning Resolution, to permit in a business use district on a plot presently occupied for the sale and display of new and used cars, the erection of a one story building for the servicing and repair, with hand tools only, of the owners cars with lubritorium, storage room and office.

PREMISES AFFECTED—2204-2216 Coney Island Avenue, 923-937 Avenue S, northwest corner, Block 6685, Lot 49 and 53, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti and Gerard Steingartner.

For Opposition: Rose Hoffman, June Hoffman, Ralph Chadas, Vincent P. Padula, Murray Feuerstein, Alfonso J. Albano, Mildred Marra, Anthony C. Carlino, Anthony Panuthos, Armando Cerra, Jack Ciralo, Nicholas Demaria, Carmine Pignatro, Michael Mignon, Howard Ehrenman, Alice Camerieri, Rufus Testitore, Gerard M. Weisberg, Marianna Laurenzano, Olga Ricco, Sigmund Fox, and others.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit revised drawing; hearing closed.

898-54-BZ

APPLICANT—Philip P. Agusta for Joseph Faraldo, owner.

SUBJECT—Application reopened December 13, 1961 for consideration as to extension of time to complete, expired December 22, 1956; extension of term of variance, expired October 11, 1960 and amendment of resolution—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the use of premises as a junk yard.

PREMISES AFFECTED—233-235 Skillman Avenue, north side, 136 feet 7 inches east of Woodpoint Road, Block 2884, Lot 39, Borough of Brooklyn.

APPEARANCES—

For Applicant: Philip P. Agusta.

For Opposition: None.

ACTION OF BOARD—Resolution amended, term of variance extended and time extended to complete the work.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4
Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, on October 11, 1955, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the present site has not changed to any extent since the Board granted the variance on October 11, 1955 and the present zoning is exactly the same since its adoption—**residence use**; that no Certificate of Occupancy was issued on this application because the

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work, which consisted of removing the existing frame structure, was not done; that an application for a variance to retain this structure is herewith filed; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation October 11, 1960; and

WHEREAS, the applicant requested reopening of this application and extension of time, to obtain permits and complete the work, which had expired by time limitation November 22, 1956; and

WHEREAS, this application was reopened on December 12, 1961 and set for hearing on January 23, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on January 23, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated October 10, 1961 acting on Alt. Applic. No. 3035-61, reads:

"1. Storage of junk & junk yard in Residential use district is contrary to Art. II Sect. 3 of Zoning Resolution."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on October 11, 1955 so that as amended it shall read:

"granted for a term of five years from the date of this *amended* resolution, to permit . . .; and that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this resolution that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

1667-61-A

APPLICANT—Philip P. Agusta for Joseph Faraldo, owner.
SUBJECT—Application October 10, 1961—Appeal from a decision of the Borough Superintendent re—frame building, business use, exits.

PREMISES AFFECTED—233-235 Skillman Avenue, north side, 136 feet 7 inches east of Woodpoint Road, Block 2884, Lot 38 (formerly 39), Borough of Brooklyn.

APPEARANCES—

For Applicant: Philip P. Agusta.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated October 10, 1961 on Alt. Applic. 1033-54, reads:

"2. The use of the frame building (for which no record exists) for business use is contrary to 4.2.1 of A. C."

and

WHEREAS, the applicant states that the building is 47 feet by 42 feet in area, 1 story, 14 feet high, of class 4 construction, located in residence use, B area and class 1½ height district, built before 1932, now used and occupied since 1932: 1st floor—office and storage of junk in conjunction with yard, 2 persons; without a certificate of occupancy; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that the structure houses perishable items that cannot be stored in the open area after it has been dismantled from the incoming junk; that this building also has an office which is 10 feet by 10 feet in area and in which the business of the operation of the yard is conducted; that there are no flammables stored in this structure except the adjacent 1 story brick garage owned and operated by the owner; that the building was built about 1929 or thereabouts which started as a shed for storage and has been occupied by the owner, Joseph Faraldo for the same purpose since that date and used in conjunction with the storage yard; that it is proposed that the existing frame exterior wall be brick filled and the exterior walls be covered

with metal lath and ¾ inch cement plaster; that it is also proposed that the premises be equipped with an approved interior fire alarm system and equipped with fire extinguisher and sand pails as prescribed; that it is also requested that the permitted time of use coincide with the use of the lot as limited in Cal. No. 898-54-BZ; that the structure is an intricate part of the business of the junk storage yard and removing the structure will render the running of the operation very difficult.

Resolved, that the decision of the Borough Superintendent, dated October 10, 1961 acting on Alt. Applic. 1033-54, Objection No. 2 be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

384-58-BZ

APPLICANT—Rogers and Butler for New York Medical College, Flower and Fifth Avenue Hospitals, owner.

SUBJECT—Application reopened December 13, 1961 for consideration as to extension of term of variance, expires December 2, 1963—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district use of the premises as a private parking lot for more than five (5) motor vehicles restricted to the staff of the medical college and hospital and visiting physicians and patients visitors.

PREMISES AFFECTED—1-15 East 106th Street, north side, and 2, 4, 6, 12 and 18 East 107th Street, south side, 99 feet, 10 inches east of 5th Avenue, Block 1612, Lots 5, 60, 62, 66, 67 and 68, Borough of Manhattan.

APPEARANCES—

For Applicant: C. A. Brown.

For Opposition: None.

ACTION OF BOARD—Resolution amended and term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on December 2, 1958, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the variance granted the use of the premises, as proposed, it reads in part:

"that the premises shall be levelled substantially to grade of East 106th Street and East 107th Street, and SHALL BE SURFACED WITH CLEAN gravel or steam cinders and treated with a binder and properly rolled."

Which means that, that section of premises noted as Area "A" on original plan submitted, which is covered with BLACK TOP, would have to be removed and replaced with either gravel or cinders; that we do not feel that such was the intent of the Board, as said surface was stated in application; that is in good condition and is substantially levelled to 106th Street grade; and

WHEREAS, the applicant also requested reopening of this application and extension of the term of variance, which will expire by time limitations December 2, 1963; and

WHEREAS, this application was reopened on December 12, 1961 and set for hearing on January 23, 1961 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated October 31, 1961, acting on Alt. Applic. 707-58, reads:

"c. Application to be referred back to Board of Standards and Appeals. More than 1 year has elapsed since Board approval."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 2, 1958 so that as *amended* it shall read:

"granted for a term of five (5) years from the date of this *amended* resolution, to permit . . .; and to *further amend* the resolution to permit the use of existing blacktop paving on the lot wherever it is in good condition; and

MINUTES

that other as herein *amended*, the resolution shall be complied with in all respects and a Certificate of Occupancy shall be obtained."

158-59-BZ

APPLICANT—Robert Gottlieb for Congregation Center of Israel, owner.

SUBJECT—Application reopened December 13, 1961 for consideration as to extension of time to complete, expired June 28, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 21 of the Zoning Resolution, permitting in a B area district, the erection of a one story extension to the rear of the south building which will encroach on the required rear yard.

PREMISES AFFECTED—2315-2323 Grand Concourse, west side, 147 feet north of East 183rd Street and 2314 Creston Avenue, Block 3164, Lots 9 and 29, Borough of The Bronx.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Time extended to complete the work.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on July 24, 1959, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that on July 24, 1959, the Board granted a variance to permit the erection of a rear extension to the Community Center at the above location; that in May, 1960 permission was requested to enlarge the proposed extension by 176 square feet—9 by 14 more, which was also granted by the Board and which allowed one year to complete; that due to the death of the president of the Congregation, the work was never begun; that now the Committee proposes to do the work and requests that the Board grant a six months' extension of the variance in order to do the work; and

WHEREAS, the applicant requested reopening of this application and extension of time, to obtain permits and complete the work, which had expired by time limitation June 28, 1961; and

WHEREAS, this application was reopened on December 12, 1961 and set for hearing on January 23, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on January 23, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated October 23, 1961 acting on Alt. Applic. No. 111-59, reads:

"1. The proposed extension at the rear of the building located in a residence use district and "B" coverage district is contrary to Art. IV Sec. 12 and Sec. 17 of the Zon. Res. & B.S.A. Res. #158-59-BZ."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 24, 1959 so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained."

1424-61-BZ

APPLICANT—Lama, Proskauer and Prober for Hyman Bazerman, owner.

SUBJECT—Application September 13, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a local retail use district, the change in occupancy of an existing one story building occupied as a storage garage to manufacturing, storage,

loading and unloading and offices for a temporary term of twenty years.

PREMISES AFFECTED—2859-2865 West 37th Street, east side, 190 feet north of Mermaid Avenue, Block 7004, Lot 60, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: Nathan Malerman and William Suffin.

ACTION OF BOARD—Application withdrawn at the request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

Adjourned 12:30 P.M.

JAMES P. MULROY, *Secretary*

REGULAR MEETING

TUESDAY AFTERNOON, January 23, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

115-32-SA

APPLICANT—Wayne Home Equipment Company, owner—gun-type oil burner.

APPEARANCES—

For Applicant: John Thurston.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads.

115-32-SA—Amendment to resolution as to additional model of oil burner.

Wayne Home Equipment Co., Fort Wayne, Indiana, requested that the resolution adopted April 19, 1932, and amended at various times through October 21, 1958, under Calendar Number 115-32-SA, be reopened and amended so as to include an additional model oil burner.

USE: Gun type oil burner.

DESCRIPTION: The requested model; Model G. Single Ignition, is basically the same as the Model G, previously approved, except that the requested model has single ignition whereas the Model G has dual ignition. The Model G Single Ignition has been approved by the Underwriters' Laboratories under MP 98.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted April 19, 1932, and amended at various times through October 21, 1958 under Calendar Number 115-32-SA, be reopened and amended so as to include the Wayne Oil Burner Model G. Single Ignition on condition that the requirements of the resolution adopted April 19, 1932, and amended at various times through October 21, 1958, under Calendar Number 115-32-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,

Committee on Test.

Resolved that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

MINUTES

841-50-SM

APPLICANT—Owens-Corning Fiberglas Corporation, owner—incombustible acoustical tile.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4
Negative: Vice Chairman Kleinert..... 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
841-50-SM—Amendment to resolution as to additional acoustical tile.

Owens-Corning Fiberglas Corp., Toledo, Ohio, requested that the resolution adopted January 12, 1954, under Calendar Number 841-50-SM be reopened and amended so as to include an additional acoustical tile.

USE: Incombustible acoustical tile.

DESCRIPTION: The requested tile, known as Sonoform Acoustical Tile is basically the same as the presently approved tile with the exception that the requested tile is covered with a vinyl chloride surfacing 0.002 inches in thickness instead of the same surfacing 0.0015 inches in thickness which is used to cover the presently approved tile.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted January 12, 1954, under Calendar Number 841-50-SM be reopened and amended so as to include the additional acoustical tile known as Sonoform Acoustical Tile on condition that the requirements of the resolution adopted January 12, 1954, under Calendar Number 841-50-SM and as printed in Volume XXXIX, No. 3 be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

891-51-SA

APPLICANT—Mueller Climatrol Division of Worthington Corporation, owner—additional gas-fired boilers.

APPEARANCES—

For Applicant: Paul Stephenson.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
891-51-SA—Amendment to resolution as to additional models of gas-fired boilers.

Mueller Climatrol, Division of Worthington Corporation, Milwaukee, Wisc., requested that the resolution adopted July 13, 1954, and amended at various times through November 1, 1960, under Calendar Number 891-51-SA be reopened and amended so as to include additional gas fired boilers.

USE: Domestic and commercial heating boiler using gas as the fuel.

DESCRIPTION: The requested models are basically the same as the presently approved models, being constructed of the same materials and having the same controls. The difference in the requested models and the presently approved models is the BTU input. The 16 and 17 Series having a BTU input range from 62,000 to 279,000, the 22 Series from

150,000 to 675,000 and the 26 Series from 720,000 to 5,760,000. All requested series have been approved by the American Gas Association.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted July 13, 1954, and amended at various times through November 1, 1960, under Calendar Number 891-51-SA, be reopened and amended so as to include the Series 16, 17, 22 and 26 Gas-Fired boilers on condition that the requirements of the resolution adopted July 13, 1954, and amended at various times through November 1, 1960, under Calendar Number 891-51-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

351-52-SA

APPLICANT—A. O. Smith Corporation, owner—change of ownership and new model gasoline dispensing pump.

APPEARANCES—

For Applicant: Ernest Varcoe.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
351-52-SA—A. O. Smith Corp., Erie, Penna., requested by letter that the resolution adopted November 18, 1952, under Calendar Number 351-52-SA be reopened and amended so as to include a change of ownership from the original owner-manufacturer Erie Meter Systems, Inc., to A. O. Smith Corp., Smith-Erie Division and also to include the new Model 907 Farm Fueler gasoline dispensing pump which will replace the previously approved Model 4007 Farm Fueler pump.

DESCRIPTION: A. O. Smith Corp., submitted a statement on July 18, 1961 which reads in part, "A. O. Smith Corp., purchased 100% of the stock of Erie Meter Systems Inc., in November 1958 and as of March 1, 1959, Erie Meter Systems Inc., was dissolved as a separate corporation and the entire business was made a division of A. O. Smith Corp."

The Model 907 gasoline dispensing pump is similar to the previously approved Model 4007 except for more modern styling.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted November 18, 1952, under Calendar Number 351-52-SA be reopened and amended so as to include a change of ownership from Erie Meter Systems Inc., to A. O. Smith Corp., Smith-Erie Division and to include the new Model 907 Farm Fueler gasoline dispensing pump on condition that the requirements of the resolution adopted November 18, 1952, under Calendar Number 351-52-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Eng.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

MINUTES

211-53-SA

APPLICANT—Speed Queen, Division of McGraw-Edison, owner—additional models of clothes washing machines.

APPEARANCES—

For Applicant: D. M. Eckstein.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 211-53-SA—Amendment to resolution as to additional clothes washing machine.

Speed Queen, Division of McGraw-Edison, Ripon, Wisconsin, requested that the resolution adopted November 4, 1953 and amended at various times through May 23, 1961 under Calendar Number 211-53-SA be reopened and amended so as to include additional models of washing machines.

USE: Domestic clothes washing machines.
DESCRIPTION: The requested Models A38 and A38W are basically the same as the Models A28 and A28W, previously approved under Calendar Number 211-53-SA on April 26, 1960, differing as to cabinet styling and the attachment of the water supply system and inlet. The minimum air gap is still maintained.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted November 4, 1953 and amended at various times through May 23, 1961 under Calendar Number 211-53-SA be reopened and amended so as to include the additional Models A38 and A38W, clothes washing machines, on condition that the requirements of the resolution adopted November 4, 1953 and amended at various times through May 23, 1961 under Calendar Number 211-53-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

120-55-SM

APPLICANT—Pacific Foundry Co., Ltd., owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 120-55-SM—Pacific Foundry Co., Ltd., New York City, filed for approval of the material known as Corrosiron under the provisions of C26-191.0 and C26-1229.0 Administrative Building Code. The application was subject for dismissal September 13, 1961 but was removed at the request of the applicant.

USE: Pipe and fittings for acid waste lines.
DESCRIPTION: The pipe and fittings are a ferro-silicon alloy having basically the following chemical composition: Silicon—14.4%; Carbon—0.85%; Manganese—0.38%; and Sulphur—0.038%.

INSPECTION AND TEST: The applicant has submitted an approval granted by the Board of Buildings dated December 12, 1935.

RECOMMENDATION: The Committee on Test, on the basis of the above mentioned approval and under the proviso of C26-191.0 b and c Administrative Building Code, recommends the approval of the material known as Corrosiron for use in New York City under C26-1297.0 and Article 15 Administrative Building Code in acid waste systems, on condition that the bundles in which the pipe is marketed shall be labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 120-55-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

702-56-SA

APPLICANT—Aeroil Products Company, Inc., owner—additional trade name.

APPEARANCES—

For Applicant: B. G. McNally.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 702-56-SA—Amendment to resolution as to additional trade names.

Aeroil Products Co., Inc., South Hackensack, New Jersey, requested that the resolution adopted December 18, 1956, and amended October 18, 1960, under Calendar Number 702-56-SA be reopened and amended so as to include an additional trade name.

USE: Propane fired salamander.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted December 18, 1956, and amended October 18, 1960, under Calendar Number 702-56-SA be reopened and amended so as to permit the approved salamanders to be marketed by the Hauck Construction Products Corp., of Teterboro, New Jersey, under the trade name of Hauck, on condition that the requirements of the resolution adopted December 18, 1956, and amended October 18, 1960, under Calendar Number 702-56-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

335-57-SA

APPLICANT—The Peerless Heater Co., Division of The Eastern Foundry Co., owner.

APPEARANCES—

For Applicant: Edward W. Wilson.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

MINUTES

Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
335-57-SA—Peerless Heater Co., Division of Eastern Foundry Co., Boyertown, Pa., filed for approval of the appliance known as Peerless Cast Iron Heating Boilers, Oil Fired, Series 1A and EA under the provisions of Article 12, Chapter 26 Administrative Building Code and the Oil Burner Rules of the Board. The application was subject for dismissal October 24, 1961, but was taken off the dismissal calendar at the request of the applicant.

USE: Oil fired boiler, low pressure.

DESCRIPTION: The boilers are cast iron sectional water tube boilers of ASME design. The Series EA is not a boiler burner unit but is shipped as a boiler only and the oil burner may be any that have been approved by the Board. The 1A Series now known as the 1C Series is a boiler burner unit, incorporating the same boiler and an ABC Oil Burner Model 55J approved by the Board under Calendar Number 360-50-SA.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Peerless Cast Iron Heating Boilers, Oil Fired, Series EA and 1A which is also known as 1C for use in New York City when installed in accordance with the requirements of Article 12, Chapter 26 Administrative Building Code and the Oil Burner Rules of the Board on condition that when the Series EA is installed, only a burner approved by the Board may be used and the burner furnished with the Series 1A, now known as 1C, and furnished as a boiler burner unit, shall be an ABC Oil Burner Model 55J as approved by the Board under Calendar Number 360-50-SA and further that the unit bear a label, permanently affixed, reading, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 335-57-SA."

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

771-57-SA

APPLICANT—A. O. Smith Corporation, owner—change of ownership and additional models of gasoline dispensing pumps.

APPEARANCES—

For Applicant: Ernest Varcoe.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative. Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4
Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
771-57-SA—A. O. Smith Corp., Erie, Penna., requested by letter that the resolution adopted April 20, 1958, under Calendar Number 771-57-SA be reopened and amended so as to include a change of ownership from the original owner-manufacturer Erie Meter Systems Inc., to A. O. Smith Corp., Smith-Erie Division and also to include the new Models 304, 306 and 308 Removo Submersible Gasoline Dispensing Pumps which will replace the previously approved Erie Submersible Pumps Models 303, 305 and 307 respectively.
DESCRIPTION: A. O. Smith Corp., submitted a statement July 18, 1961, which reads in part, "A. O. Smith Corp., purchased 100% of the stock of Erie Meter Systems in November 1958, and as of March 1, 1959, Erie Meter

Systems Inc., was dissolved as a separate corporation and the entire business was made a division of A. O. Smith Corp."

The new Models 304, 306 and 308 Removo Submersible Gasoline Dispensing Pumps, except for minor changes, are similar in design to the previously approved Models 303, 305 and 307 respectively.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted April 20, 1958, under Calendar Number 771-57-SA be reopened and amended so as to include a change of ownership from Erie Meter Systems Inc., to A. O. Smith Corp., Smith-Erie Division and to include the new Models 304, 306 and 308 Smith-Erie Removo Gasoline Dispensing Pumps on condition that the requirements of the resolution adopted April 20, 1958, under Calendar Number 771-57-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

70-58-SM

APPLICANT—S. J. McCarthy for Clad Rex Corporation, owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
70-58-SM—Clad Rex Corp., Chicago, Illinois, filed for approval of the material known as Clad Rex Vinyl Metal Laminate and Adhesive under the provisions of C26-191.0 and C26-667.0 Administrative Building Code.

USE: Interior wall covering.

DESCRIPTION: The material consists of sheet metal, either 4'-0" x 8'-0" x 24 gauge steel or 4'-0" x 8'-0" or 4'-0" x 10'-0" by .025" aluminum to which is applied a sheet of vinyl, .012" in thickness.

The panels are attached to the wall by means of a special water proof rubber based mastic manufactured by the same manufacturer for this specific purpose.

INSPECTION AND TEST: Samples of the material were examined by Assistant Engineer J. A. Darts and it was noted that the vinyl facing was less than 1/20 of an inch in thickness.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Clad Rex Vinyl Metal Laminate and Adhesive for voluntary use in New York City as an interior veneer under the provisions of C26-667.0.7.b Administrative Building Code on condition that the cartons in which the material is marketed shall be stamped "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 70-58-SM".

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

MINUTES

83-58-SM

APPLICANT—Kenneth Hargreaves and Co., Agent for Wasco Products, Inc., owner.

APPEARANCES—

For Applicant: Coleman W. Sampson.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 83-58-SM—Wasco Products Inc., Cambridge, Mass., filed for approval of the material known as Wasco Type 20 for use in New York City under the provisions of C26-191.0 Administrative Building Code.

USE: Flashing material.

DESCRIPTION: The material is a non-reinforced poly-vinyl plastic homogeneous impermeable material composed of elastomeric substances which have been reduced to a thermoplastic state and extruded into a continuous sheet. The finished product is 20 gauge and weighs 22 oz. per square yard.

INSPECTION AND TEST: The applicant has submitted reports of tests as conducted by the Thompson and Lichtner Co., Inc., Brookline, Mass., which shows that the material complies with the requirements of CE 220.08 (Int. Guide for Military Construction). The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Wasco Type 20 (flashing material) for voluntary use in New York City under the provisions of C26-191.0 Administrative Building Code on condition that all wrappers in which the material is marketed shall be labeled, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 83-58-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

90-58-SM

APPLICANT—Artic Roofings, owner.

APPEARANCES—

For Applicant: W. R. Black.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 90-58-SM—Artic Roofings, Inc., Edge Moor, Wilmington, Delaware, filed for approval of the material known as Artic Roll Roofing, Shingles and Felt under the provisions of C26-605.0 through C26-608.0 Administrative Building Code.

USE: Roof covering.

DESCRIPTION: The asphalt shingles have the following designations: Art-Master 12" x 36" and weighs 215 lbs. per square. "250" shingle 12" x 36" weighs 250 lbs. per square. "300" shingle 12" x 36" and weighs 300 lbs. per square. Hexagon Shingle 11 $\frac{1}{3}$ " x 36" and weighs 167

lbs. per square. Holdtite Double Coverage 19" x 20" and weighs 230 lbs. per square and Double Lap Individual 12" x 16" and weighs 163 lbs. per square.

The roll roofing is known as mineral surfaced and smooth surfaced. The mineral surface has two trade names, Artic Mineral Surface 36" wide contains 108 sq. ft. with a 2" selvage edge and weighs 90 lbs. per roll, and Artic Double Coverage has a mineral surface—19" selvage covers 50 sq. ft. and weighs 60 lbs. per roll.

The saturated felt is known as Artic Saturated Felt 36" wide and weighs 60 yds. per roll.

INSPECTION AND TEST: The materials were tested at the Underwriters' Laboratories in accordance with the requirements of C26-605.0 through C26-608.0 Administrative Building Code and successfully met the requirements.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Artic Roll Roofing, Shingles and Felt as herein described for use in New York City as having met the requirements of C26-605.0 through C26-608.0 Administrative Building Code on condition that all packages or wrappers in which the material is marketed shall be labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 90-58-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

202-58-SM

APPLICANT—National Metal Door and Buck Corp., owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Material disapproved.

THE VOTE TO APPROVE—

Affirmative: 0
Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 202-58-SM—National Metal Door and Buck Corp., Queens, New York, filed for approval of the material known as National Metal Door and Buck Corp., 1 Hour Hollow Metal Door under the provision of C26-610.0 Administrative Building Code.

USE: A one hour fire resistive opening protective assembly.

DESCRIPTION: The doors are designed as a pair of swinging doors for an opening 8'0" x 8'0".

The door is manufactured of 18 gauge steel sheets, front and back, 20 gauge stiffeners spaced 6" on center and 18 end channel closures and is insulated with either air cell asbestos or rockwool.

A more complete description is contained in the Underwriters Laboratories Report Retrandant 4023-1 which is on file with and is part of the record.

INSPECTION AND TEST: The pair of doors were tested at the Underwriters Laboratories in accordance with the requirements of C26-610.0 Administrative Building Code. The temperature rise on both panels exceeded the allowable maxim.

RECOMMENDATION: On the basis of the test, the Committee on Test recommends that, as the doors herein described and as manufactured by National Metal Door and Buck Corp., did not meet the requirements of C26-610.0.e

MINUTES

Administrative Building Code, the application be disapproved.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby *disapprove* this material in accordance with the above report.

111-60-SA

APPLICANT—Charles M. Shapiro for Western Laundry Machinery Company, owner: Panak-Gannon Dry Cleaning Machine Company, Agent.

APPEARANCES—

For Applicant: Elliot J. Shapiro.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

111-60-SA—Elliot Shapiro for Western Laundry Machinery Company, North Kansas City, Mo., filed for approval of the appliance known as Western Eagle Commercial Dry Cleaning Washer-Extractor Models 12A-2, 12A-3, 12A-4, 12A-5, 12A-6, 13A-2, 13A-3, 13A-4, 13A-5, 13A-6, 14A-1, 14A-2, 14A-3, 14A-4 and 14A-5 under the provisions of the Board's Rules Covering Dry Cleaning Establishments.

USE: For dry cleaning fabrics with petroleum solvent having a minimum flashpoint of 138.2°F.

DESCRIPTION: The Western Eagle Dry Cleaning Machines are combination washer-extractor units consisting of a washer-extractor cylinder, an enclosing tub and the connecting piping, pumps, control valves and motors. Machine operation can be automatic, semi-automatic or manual and the machines are made in nominal 50 lb., 70 lb., and 120 lb. sizes.

The washing cylinder is fabricated of a perforated steel wrapper welded to end heads. An internal partition divides the cylinder into two washing compartments. The cylinder shaft is mounted in bearings equipped with special seals to prevent leakage. Motive power to rotate the cylinder is supplied by two explosion proof motors and belt drives. One motor is used during the washing cycle and turns the cylinder at 32 rpm. The other motor serves to drive the cylinder at 670 rpm for the extracting cycle. The machine shell which forms the tub for the washing cylinder is constructed of welded steel and is provided with a two inch vent pipe leading to outdoors.

Machines designed for automatic control are equipped with a variable automatic cycle controller which through a rotating cam shaft and air operated valves controls the washing and extracting cycles. Cycle times can be altered or the "Vari-Matic" control can be used for manual or semi-automatic operation. Operating air pressure is supplied from an ASME design air compressor at 70 PSI.

This dry cleaning equipment is installed in conjunction with approved filtration equipment and steam heated drying tumblers approved for use with 138.2°F flashpoint petroleum solvent to complete the system.

The solvent storage tank may be above ground with a maximum capacity of 165 gallons, or below ground in larger sizes installed in conformity with the Oil Burner Rules of the Board.

The cylinder cubic capacity of the 50 lb. unit is 17.1 cubic feet, of the 70 lb. and 120 lb. units, 24 cubic feet and 37.7 cubic feet respectively. In accordance with the Board's

Rule of 2.8 lbs. per cubic foot this corresponds to 48 lbs., 67 lbs. and 106 lbs.

The different models vary as follows:

- 12A-2 Manual 70 lb. One-Bath or Two Bath, above ground or below ground.
- 12A-3 Automatic 70 lb. above ground system, One-Bath or Two Bath, One Filter or Two Filters.
- 12A-4 Automatic 70 lb. below ground system, One-Bath or Two-Bath, One or Two Filters.
- 12A-5 Semi-Automatic 70 lb. below ground system, One-Bath or Two Bath, One or Two Filters.
- 12A-6 Semi-Automatic 70 lb. above ground system, One-Bath or Two-Bath, One or Two Filters.
- 13A-2 Manual 120 lb. One-Bath or Two Bath, above ground or below ground system, One or Two Filters.
- 13A-3 Automatic 120 lb. above ground system, One-Bath or Two-Bath, One Filter or Two Filters.
- 13A-4 Automatic 120 lb. below ground system, One-Bath or Two-Bath, One Filter or Two Filters.
- 13A-5 Semi-Automatic 120 lb. below ground system, One-Bath or Two-Bath, One Filter or Two Filters.
- 13A-6 Semi-Automatic 120 lb. above ground system, One-Bath or Two-Bath, One Filter or Two Filters.
- 14A-1 Automatic 50 lb. above ground system, One-Bath or Two-Bath, One Filter.
- 14A-2 Automatic 50 lb. above ground system, One-Bath or Two-Bath, Two Filters.
- 14A-3 Semi-Automatic 50 lb. above ground system, One-Bath or Two-Bath, One Filter.
- 14A-4 Semi-Automatic 50 lb. above ground system, One-Bath or Two Bath, Two Filters.
- 14A-5 Manual 50 lb. above ground system, One-Bath or Two-Bath, One or Two Filters.

INSPECTION AND TEST: A typical installation was inspected at 361 Franklin Ave., Brooklyn, by Assistant Engineer G. F. Sklenarik, Committee on Test and Mr. Elliot Shapiro representing the applicant.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Western Eagle Commercial Dry Cleaning Washer-Extractor, Models 12A-2, 12A-3, 12A-4, 12A-5, 12A-6, 13A-2, 13A-3, 13A-4, 13A-5, 13A-6, 14A-1, 14A-2, 14A-3, 14A-4 and 14A-5 for use in New York City in accordance with this report, the Dry Cleaning Rules of the Board and the Zoning Resolution when using a petroleum solvent with minimum flash point of 138.2°F provided that all electrical installation work comply with the Electrical Code of the City of New York and further that each machine bear a label, permanently affixed, reading, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 111-60-SA."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

334-60-SA

APPLICANT—The Deming Company, owner.

APPEARANCES—

For Applicant: Harry S. Schanck.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

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334-60-SA—The Deming Co., Salem, Ohio, filed for approval of the appliance known as Deming Pump Series 5000, Series 1500, Series 4000, Series 4700 and Series 4703 under the provisions of C19-57.0 and C19-69.0 Administrative Code. The applicant has submitted an affidavit signed September 28, 1961, stating that the Deming Co. is now a division of the Crane Co.

USE: Pumps for removing oil or gasoline from tanks, barges or underground tanks.

DESCRIPTION: Series 4700G is designed to be mounted directly on the storage tank that is installed below ground. The turbine is submerged and the pumps are self-venting.

The pump is furnished with a totally enclosed explosion proof vertical hollow shaft motor. The discharge head is iron with flanged head for mounting. The guide bearings are of bronze. The stuffing box shaft and impeller shaft are stainless steel.

Series 4703 is designed for pumping gasoline or oil from underground tanks. The motor is a vertical solid shaft explosion proof type. The discharge head is of cast iron with flanged base for mounting on standard 4" or 6" ASA pipe flange and the discharge is threaded for 2" standard pipe. The column pipe is 2½" I.D. standard weight steel pipe. The stuffing box shaft and the impeller shaft are of stainless steel. The bowl assembly, bronze semi-enclosed impellers mounted on stainless steel impeller shaft with split tapered steel sleeves and bronze locking nuts; cast iron bowls, fitted with babbitt-graphite bearings.

Series 5000 is a centrifugal pump, single stage, split case. The casing is of cast iron with heavy parting flanges. The impeller is fully enclosed, cast in one piece of hard bronze. The casing ring is of cast iron and the impeller ring is of bronze. The shaft is of alloy steel.

Series 1500 is a rotary type pump and when used for pumping volatiles, the rotor idler is of bronze and the shaft is of steel.

Series 4000 is an end suction centrifugal pump. The type of service determines the material used in the pump; when the fluid is a volatile, the impeller is of bronze but in other applications, the impeller can be of cast iron.

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Deming Pumps, Series 5000, 1500, 4000, 4700G and 4703 as herein described for use in New York City for pumping oil or gasoline from barges or tanks when installed in accordance with the requirements of C19-57.0 and C19-69.0 Administrative Code and the Oil Burner Rules of the Board provided the pump bears a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 334-60-SA."

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

558-60-SA

APPLICANT—Donald Johnstone for Hardwick Stove Company, owner—to clarify the recommendation of resolution adopted October 10, 1961.

APPEARANCES—

For Applicant: Donald Johnstone.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 558-60-SA—Donald Johnstone for Hardwick Stove Company, Cleveland, Tennessee.

Calendar Number 558-60-SA, reopened at the request of the Board to clarify the recommendation of resolution adopted October 10, 1961.

RECOMMENDATION: So much of the recommendation adopted October 10, 1961, is changed to read: "Those Models 257, 258, 457, 458, 460, 461, 7607, 7608, 7625, 7626, 7627 and 7628 approved by the American Gas Association shall be installed in accordance with C26-695.0.2.a."

Those Models 1600, 2400, 2600, 6600 and 9600 that are not approved by a recognized testing laboratory but are made to the same specifications shall be installed in accordance with C26-695.0.2.b.

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Eng.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

617-60-SM

APPLICANT—The Glidden Company, owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

617-60-SM—The Glidden Company, Reading, Pa., filed for approval of the material known as GLID-TILE under the provisions of C26-667.0.b., Administrative Building Code.

USE: As a Polyester Wall Finish.

DESCRIPTION: The GLID-TILE is a 100% Reactive Thermosetting Polyester Resin Wall Coating that cures to a hard, tough chemical resistant film. It can be applied in films of from 5 to 20 mils. Thixotropy permits bridging of irregularities and pores in the surface. Additional spatter, webbing and/or gloss coats develop an appearance comparable to glazed tile. Colored systems, as well as spatter and webbing texture, can be achieved by on-the-job tinting with Glidden Dramatone Tinting Colors.

Although GLID-TILE sprays the same as paint, it is a true plastic, not a paint. The application of GLID-TILE must be applied by applicators licensed by the Glidden Company.

The GLID-TILE is highly resistant to extremely hard usage, mechanical abuse, impact and abrasion. It provides a protective coating approximately twenty times the thickness of the average paint film in a standard two-coat system and becomes an integral part of the surface, cures to a non-porous coating that withstands many highly corrosive agents, most acids, solvents, alkalis and hot water. It can be easily cleaned with strong soaps and detergents without harming the finish. It further offers chemical and stain resistance against damaging substances such as citric, acetic and lactic acids, grease, oil, chemicals and gaseous fumes.

Bacterial contamination can be easily eliminated from GLID-TILE by standard cleaning methods.

GLID-TILE may be used on many types of surfaces; concrete blocks, coarse cinder blocks, poured concrete (above grade), cement-asbestos panels, white coat plaster, wall-board, wood and metal. In addition, a wide range of varied types of coatings are available in GLID-TILE, single or

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multiple coats, webbing or spatter effects, which simulate the appearance of ceramic tile.

The GLID-TILE shall be applied according to the manufacturer's recommendation.

INSPECTION AND TEST: All data was examined by Assistant Architect T. W. Farricker.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as GLID-TILE for voluntary use, as a wall finish, as herein described under the provisions of C26-667.0.b., Administrative Building Code, on condition that each container in which the material is marketed shall be marked or labeled, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 617-60-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

748-60-SA

APPLICANT—Ace Engineering Company, owner—additional trade name.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
748-60-SA—Amendment to resolution as to additional trade name.

Ace Engineering Co., Chicago, Illinois, requested that the resolution adopted October 10, 1961, under Calendar Number 748-60-SA be reopened and amended so as to include an additional trade name.

USE: Gas fired burner.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted October 10, 1961, under Calendar Number 748-60-SA be reopened and amended so as to permit the approved Ace Uniflow Forced Draft Gas Burner Model FD, with or without suffix, to be marketed by Federal Boiler Co., Midland Park, New Jersey, under the trade name Federal, on condition that the requirements of the resolution adopted October 10, 1961, under Calendar Number 748-60-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

771-60-SA

APPLICANT—Ace Engineering Company, owner—additional trade name.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
771-60-SA—Amendment to resolution as to additional trade name.

Ace Engineering Co., Chicago, Illinois, requested that the resolution adopted October 10, 1961, under Calendar Number 771-60-SA be reopened and amended so as to include an additional trade name.

USE: Combination gas oil burner.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted October 10, 1961, under Calendar Number 771-60-SA, be reopened and amended so as to permit the approved Ace Uniflow Forced Draft Combination Gas-Oil Burner Model FD, with or without suffix, to be marketed by Federal Boiler Co., Midland Park, New Jersey, under the trade name of Federal on condition that the requirements of the resolution adopted October 10, 1961, under Calendar Number 771-60-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

262-61-SA

APPLICANT—Ace Engineering Company, owner—additional trade names.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
262-61-SA—Amendment to resolution as to additional trade names.

Ace Engineering Co., Chicago, Illinois, requested that the resolution adopted June 27, 1961, under Calendar Number 262-61-SA be reopened and amended so as to include additional trade names.

USE: Oil fired heating unit.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted June 27, 1961, under Calendar Number 262-61-SA, be reopened and amended so as to permit the approved Ace Uniflow Forced Draft Oil Burner Unit Model FD, with or without suffix to be marketed by Federal Boiler Co., Midland Park, New Jersey, under the trade name Federal and by American Standard Industrial Division Kewanee Boiler under the trade name Kewanee, on condition that the requirements of the resolution adopted June 27, 1961, under Calendar Number 262-61-SA are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does

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hereby *amend* the above cited resolution in accordance with the above report.

564-61-SM

APPLICANT—Coldwater Brass Company, owner.

APPEARANCES—

For Applicant: Herman L. Merritt.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

564-61-SM—Coldwater Brass Company, Coldwater, Michigan, filed for approval of the material known as Coldwater Brass Co. Anti-Syphon Ballcock, Model DA-1, under the provisions of the Submerged Inlet Rules of the Board.

USE: Anti-syphon ballcock.

DESCRIPTION: The device is a ballcock equipped with a vacuum breaker. Cast in the water control housing are four air ports and a seat. The supply of water is controlled by a small piston actuated by a float rod connected to a float. A neoprene diaphragm (upper) and the cast seat are the shut-off parts.

In the event that back flow occurs and the seat becomes fouled, a lower neoprene diaphragm will be drawn against a brass separator closing off any back flow of water and at the same time taking in air from around the stem seat from the air ports in the body.

INSPECTION AND TEST: The applicant has submitted copies of approval granted by the Cities of Chicago and Detroit and the Committee on Test has decided to accept the above mentioned approvals in lieu of additional tests.

RECOMMENDATION: The Committee on Test recommends the approval, for voluntary use in New York City, of the material known as Coldwater Brass Co. Anti-Syphon Ballcock, Model DA-1, under the Submerged Inlet Rules of the Board, on condition that the base of the valve body be maintained a minimum distance of 1" above the overflow tube in the closet tank and further, that the appliance bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 564-61-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

667-61-SA

APPLICANT—Orr and Sembower, Incorporated, owner;
R. M. Klingaman, agent.

APPEARANCES—

For Applicant: Gorth E. Pehrson.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

667-61-SA—Orr and Sembower Inc., Reading, Pa., filed for approval of the appliance known as the Powermaster Model PF Combination Oil-Gas Fired Generator under the provisions of the Oil Burner Rules of the Board and Article 12, Chapter 26 Administrative Building Code.

USE: Combination oil-gas fired generator, high pressure boiler.

DESCRIPTION: The complete unit includes the boiler and accessories, combustion equipment, control equipment and the electric wiring and fixtures completely assembled and mounted on a base.

The boiler is a three pass improved Scotch marine type built to ASME specifications. The pressure vessel is equipped with the necessary relief valves, water column connections, feed connections, blowdown connections and gauge connections.

The hinged single front cover, with quick opening fasteners (no bolts) can be opened for access to heating surface without disturbing burner, wiring or piping.

The unit can be equipped with either a dryback or a wetback. The dryback consists of a pre-fired high-temperature refractory shell backed by a light-weight insulating material. The wetback is completely interchangeable with the dryback. Handholes are provided in the wetback for waterside inspection and cleaning. The wetback and interconnecting piping are constructed to ASME specifications.

The combustion equipment is a combination oil/gas burner.

PRESSURE ATOMIZING OIL BURNER

The pressure atomizing type oil burner is furnished with direct electric ignition. This burner is designed for number two fuel oil. The unit is complete with a forced draft blower; motor driven rotary gear type oil pump with built in pressure regulator; piping system with suction strainer, solenoid valve, and pressure gauge.

AIR OR STEAM ATOMIZING OIL BURNER

With the air or steam atomizing oil burner the oil is supplied to the burner nozzle under pressure where it is mixed with compressed air or steam which atomizes it into a fine mist. The spray is ignited as it comes from the nozzle by a gas pilot flame which in turn is ignited by an electric spark.

The burner system which is designed for heavy oil operation may include the preheater for heating heavy oil. The oil preheater may be steam (hot water) operated, electrically operated or both steam (hot water) and electrically operated. The electric heater is controlled by a temperature control aquastat. The steam (hot water) heater element is a multitubular "U" tube type element. Steam supply to a steam heater is controlled by a regulating valve installed in the steam supply line. The temperature control on a steam preheater is set slightly higher than the electric preheater so that the steam preheater takes over the oil preheating and cuts out the electric preheating. Water supply to a water heater is controlled by a temperature control aquastat controlling a hot water circulating pump for circulating boiler water through the preheater. When a water-oil preheater is furnished, the electric preheater will generally be required in order to elevate the oil temperature sufficiently for proper combustion.

The air or steam atomizing oil fired unit is complete with a forced draft blower; a motor driven air compressor (if required); a motor driven gear type oil pump; oil preheating equipment (as required); piping system with suction strainer, solenoid shut-off valves, pressure gauge and temperature gauge (if oil preheating equipment is furnished).

GAS BURNER

The gas burner may be either a partial pre-mixing type or a nozzle mixing type with gas pilot ignition, the gas is metered, mixed with the proper amount of air and ignited by a gas pilot flame which in turn is ignited by an electric spark. The unit is complete with a forced draft blower, electrically operated valve, all components piped and wired as necessary and ready for installation and operation. A manual stop cock and a gas pressure regulator are furnished with the unit.

COMBINATION OIL/GAS BURNER

The combination oil/gas burner is a composite of the individual oil and gas burners, conveniently changeable from

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one fuel to the other. The combination oil/gas burner is equipped with gas pilot ignition.

The programming control programs the starting sequence, automatically purging the combustion chamber before ignition. It also programs ignition, fuel supply and burner operation with flame failure protection. The burner operation is controlled through the use of integrally mounted pressure control (steam units) or temperature control (hot water units), low later cut-off control, flame failure control and air-fuel interlock.

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts. The appliance has been approved by the Underwriters' Laboratories Inc., under MP 1434.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Powermaster Model PF Combination Oil-Gas Fired Generating Boiler as manufactured by Orr & Sembower Inc., and as herein described for use in New York City when installed in accordance with the Oil Burner Rules of the Board and the requirements of Article 12, Chapter 26 Administrative Building Code and further that the appliance bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 667-61-SA".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

690-61-SM

APPLICANT—Etna Pozzolana Corporation, owner.

APPEARANCES—

For Applicant: David Tiersten.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 690-61-SM—Etna Pozzolana Corp., Lawrence, New York, filed an application for approval of the material known as Firefoil under the provisions of C26-633.0, C26-634.0, C26-635.0, C26-636.0 and C26-637.0 Administrative Building Code.

USE: An admixture to plaster.

DESCRIPTION: The material is a combination of volcanic materials from the nontronite, hectorite and illite group, and before burning shows the following chemical composition.

SiO ₂	35 to 65%	FeO	0.09 to 3.0%
Al ₂ O ₃	.6 to 3.0%	Fe ₂ O ₃	0.06 to 3.0%
MgO	20 to 35%	CaO	0.25 to 3.0%
Na ₂ O	1.5 to 4%		

On calcination of the raw material, the interlattice adsorbed water is much less firmly held than in usual rock formation and on drying, temperatures in excess of 1200°F are required to drive off the adsorbed water.

INSPECTION AND TEST: The applicant has submitted results of tests conducted by Ohio State University. It should be noted that the tests were of a pilot nature and not on full scale samples. The tests were conducted using a standard 1:3 sand, gypsum plaster and the same mix with an admixture of 5 lbs. of Firefoil to 100 lbs. of gypsum, so that two panels were tested with the same coverage of plaster over 3/8 gypsum lath nailed to wood studs. In all

tests conducted on the stud partition, the plaster with the admixture showed a substantial increase in the time needed to raise the surface temperature 250°F above ambient.

Additional tests were conducted on 3 inch hollow gypsum block plastered on one face with mixes ranging from 1:3 to 1:7 and the thickness of plaster being 1/2" or 3/4" and it was noted that in all instances the time required to raise the surface temperature 250°F above ambient was well in excess of 2 hours.

The reports are on file with and are part of the record.

RECOMMENDATION: The Committee on Test, cognizant of the fact that the tests were not conducted on the size panels as required by the Code but as evidenced by the tests, the admixture of this material on the basis of 5 lbs. to 100 lbs. of gypsum, had no adverse effect on the fire resistive rating and therefore recommend the approval of the material known as Firefoil for voluntary use in New York City under the provisions of C26-191.0 Administrative Building Code on condition that the admixture shall not exceed 5 lbs. of Firefoil per 100 lbs. of gypsum and further that all bags in which the material is marketed shall be stamped, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 690-61-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

848-61-SA

APPLICANT—Chrysler Airtemp, owner; Frank Pfaffenberger, agent.

APPEARANCES—

For Applicant: Frank Pfaffenberger.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 848-61-SA—Chrysler Airtemp Corp., Dayton, Ohio, filed for approval of the appliance known as Chrysler Airtemp Oil Fired Air Conditioner Models 5265-2, 5280-2, 5210-2, 5212-2, 5408, 5410, 5413, 5415 and 5420 under the provisions of C19-57.0 Administrative Code and the Oil Burner Rules of the Board.

USE: Oil fired warm air heating furnaces.

DESCRIPTION: The Models 5265-2, 5280-2, 5210-2, and 5212-2 are vertical type oil fired furnaces and the Models 5408, 5410, 5413, 5415 and 5420 are horizontal type. Each unit is made up of a furnace equipped with an automatically operated mechanical draft oil burner, heat exchanger, safety combustion control, fan and limit switch, air filter, 27% Chromium stainless steel combustion chamber, motor driven blower and internal wiring all factory assembled.

The outside casing is of bonderized and enameled steel insulated with foil faced glass fibre. An opening is provided for the flue connection.

The heat exchanger used is of 18 gauge corrugated steel with all seams welded.

The blower fan is of the centrifugal type either belt or direct driven.

A room thermostat is supplied as standard equipment.

This equipment may be installed in conjunction with air cooling coils for warm weather use.

MINUTES

With No. 2 oil as fuel the input ratings of these furnaces are:

Model	Btu per Hour
5265-2	81,250
5280-2	100,000
5210-2	125,000
5212-2	150,000
5408	106,000
5410	125,000
5413	156,000
5415	187,000
5420	250,000

INSPECTION AND TEST: All data was examined by Assistant Engineer G. F. Sklenarik.

This equipment was tested and approved by Underwriters' Laboratories, Files MP-1776A, MP-1776B and MP1065.

RECOMMENDATION: The Committee on Test recommends the approval of Chrysler Airtemp Oil Fired Air Conditioner Models 5265-2, 5280-2, 5210-2, 5212-2, 5408, 5410, 5413, 5415 and 5420 for use in New York City in accordance with this report, the provisions of C19-57.0 Administrative Code and the Oil Burner Rules of the Board, but not in garages or places of explosive atmospheres and provided that each furnace shall bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 848-61-SA."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

916-61-SA

APPLICANT—Thermice Corporation, owner.
APPEARANCES—

For Applicant: Gary W. Stein.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 916-61-SA—Thermice Corporation, Philadelphia, Pa., filed for approval of the appliance known as Thermice Liquid Storage Tank (Carbon Dioxide) Models T-12, T-6 and T-4 under the provisions of Article 17, Chapter 19, Administrative Code.

USE: To store liquefied carbon dioxide for use in carbonating beverages or filling I.C.C. cylinders.

DESCRIPTION: This equipment is made up of a foam-glass insulated steel tank designed in accordance with the A.S.M.E. pressure vessel code for 350 PSI working pressure and hydrostatically tested to 525 PSI. Each tank is provided with A.S.M.E. code designed and sized rupture disc set at 500 PSI and 2 relief valves on the vapor side of the tank set at 350 PSI. In addition there is a manually operated blow off valve.

To maintain the carbon dioxide pressure below the tank working pressure, a freon refrigerating system is employed to keep the temperature of the liquid carbon dioxide at approximately 0°F for which the corresponding vapor pressure is 291 PSIG. The refrigerating system is cut in automatically by the pressure in the storage tank.

If considerable vapor is to be withdrawn in a short period,

an electric heater element is supplied to make up the heat of vaporization drawn from the liquid carbon dioxide in order to keep up tank pressure and temperature.

If a vaporizer shell is used, the shell is equipped with a relief valve set at 500 PSI.

The T-12 model has a 12 ton capacity, employs a 28 kw heater and 3 hp refrigeration compressor motor.

The T-6 model has a 6 ton capacity, employs a 14 kw heater and 2 hp refrigeration compressor motor.

The T-4 model has a 4 ton capacity, employs a 7 kw heater and 1½ hp refrigeration compressor motor.

These storage tanks are to be filled with liquid carbon dioxide from tank trucks in accordance with the requirements of the Fire Commissioner.

INSPECTION AND TEST: All data was examined by Assistant Engineer G. F. Sklenarik, Committee on Test.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Thermice Liquid Storage Tank (Carbon Dioxide) Models T-12, T-6 heater and 1½ hp refrigeration compressor motor.

and T-4 for use in New York City in accordance with this report and the provisions of Article 17, Chapter 19 Administrative Code when installed in locations constructed and ventilated in a manner satisfactory to the Fire Commissioner and provided all manual relief valve, automatic relief valve and frangible disc outlets are piped outdoors and that the refrigerating equipment will conform to the requirements of Article 18 Chapter 19 Administrative Code and further that the appliance shall bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 916-61-SA."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

43-60-SM

APPLICANT—Bonney Forge and Tool Works, owner.
SUBJECT—Brazelet Fittings (for silver brazing to copper or brass pipe or tubing), approval of.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to February 6, 1962, at 2 P.M. for hearing.

201-61-A

APPLICANT—Fezandie and Sperrle, Incorporated, owner.
SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—205 Fulton Street, north side, 152 feet 4¾ inches west of Church Street, Block 85, Lot 26, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0
Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 26, 1961 on Violation Order No. 477597 and Order No. 172-1, reads:

"1. Provide an approved automatic sprinkler system throughout building (all floors and cellar).
(Chapter C19-161.0 Administrative Code)."

and

WHEREAS, the applicant states that the building is 24 feet

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10½ inches by 78 feet 10½ inches in area, 4 stories, 48 feet high, of class 3 construction, located in retail use, B area and class 2½ height district, built prior to 1904, now used and occupied since approximately 1904: cellar—storage dry color powders; 1st floor—storage and sales, 4 and 1 part time worker; 2nd and 3rd floors—blending and storage, 1 part time worker; 4th floor—storage; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that Fezandie and Sperrle owns and occupies the entire building which is the subject of this appeal; that the company is in the color and dye business and has been at its present location since approximately 1904, during which period of time it has never experienced a fire; that as of this date, the entire business operation consists of the storage, blending and sale of dry powder colors; that at the time the subject violation order was served, the company was also in the business of selling turpentine and linseed oil on a small lot individual retail basis; that however, this part of the business has since been permanently terminated and all turpentine, linseed oil and other inflammable liquids previously on the premises have been sold and removed leaving as the only remaining inventory, the aforementioned dry powder colors; that these dry powder colors are not flammable; that in addition to the sole owner, the company employs four full time employees and one part time employee; that the owner, his daughter who assists him, and a part time secretary are engaged solely in office and administrative work; that 2 of the remaining employees are engaged in packaging the powder colors for distribution; that the other employee blends the dry powder colors from time to time as required; that all of these employees except the blender who alternates between the 2nd and 3rd floors work principally on the ground floor; that normally there are no employees in the basement or on the 4th floor; and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board.

Resolved, that the decision of the Fire Commissioner, dated January 26, 1961, acting on Violation Order #477597, Objection No. 1, and Order #172-1 be and they hereby are affirmed and that the application be and it hereby is denied.

405-61-A

APPLICANT—Fezandie and Sperrle, Incorporated, owner.
SUBJECT—Application April 4, 1961—Appeal from an order and a decision of the Fire Commissioner re—stairways.

PREMISES AFFECTED—205 Fulton Street, north side, 152 feet 4¾ inches west of Church Street, Block 85, Lot 26, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, an order and a decision of the Fire Commissioner, dated March 30, 1961 on Violation Order No. 477596, reads:

"1. Properly enclose and fire-retard stairway from cellar to first floor and provide fire-proof self-closing door at either top or bottom of stairway."

and

WHEREAS, the applicant states that the building is 24 feet 10½ inches by 78 feet 10½ inches in area, 4 stories, 48 feet high, of class 3 construction, located in retail use, B area and class 2½ height district, built prior to 1904, now used and occupied since 1904: basement—storage dry color powders; 1st floor—storage and sales, 4 persons and 1 part time employee; 2nd and 3rd floors—blending and storage, 1 part time employee on each floor; 4th floor—storage; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that Fezandie and Sperrle

owns and occupies the entire building which is the subject of this appeal; that the company is in the color and dye business and has been at its present location since approximately 1904, during which period of time it has never experienced a fire; that the entire business operation consists of the storage, blending and sale of dry powder colors; that at the time the subject violation order was served, the company was also in the business of selling turpentine and linseed oil on a small lot individual retail basis; that however, this part of the business has since been permanently terminated, and all turpentine, linseed oil and other inflammable liquids previously on the premises have been sold and removed, leaving the dry powder colors; that these dry powder colors are not flammable; that in addition to the sole owner, the company employs four full time employees and one part time employee; that all of these employees, except the blender who alternates between the 2nd and 3rd floors, work principally on the ground floor; that normally there are no employees in the basement or on the 4th floor; that it has been decided to sell the business and diligent efforts are now being made to find a purchaser; that in any event, it is not contemplated that the present type of business will be continued in this building, and if subsequently rented, efforts would be made to obtain a use and occupation which would not require the alterations set forth in the subject violation order; that the interior wood stair is 3 feet 6 inches wide and is enclosed in wood partitions with wood doors; and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board.

Resolved, that the decision of the Fire Commissioner, dated March 30, 1961 acting on Violation Order #477596, Objection No. 1, be and it hereby is affirmed and that the application be and it hereby is denied

637-61-A

APPLICANT—De Rose and Cavalieri for La Guardia Memorial House, Incorporated, owner.

SUBJECT—Application May 3, 1961—Appeal from a decision of the Borough Superintendent re—egress, corridors etc.

PREMISES AFFECTED—309-313 East 116th Street, north side, 140 feet east of Second Avenue, Block 1688, Lots 6½ and 7, Borough of Manhattan.

APPEARANCES—

For Applicant: Charles M. Spindler.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated March 27, 1961 on Alt. Applic. 880-58, reads:

"2—Public bldg. should be of fireproof construction. Sections C26-235, 239 and 254 A.C.

3—Provide 2 legal means of egress from all floors including cellar, from street to roof enclosed in 3 hr. material & ¾ hr. F.P.S.C. doors. Sections C26-273(a) (3), 276.0 & 292, A.C.

4—Corridor should be of 1 hr. incombustible material & ¾ hr. F.P.S.C. doors Section C26-290. A.C."

and

WHEREAS, the applicant states that it is proposed to combine present 40 foot front building with 309 East 116th Street so that the newly created building will be 60 feet 6 inches by 100 feet 11 inches in area; that the 311-313 East 116th Street building was converted from a dwelling to a club house under Alt. Applic. 763-02; and further altered to a settlement house under Alt. Applic. 1774-17; that the combined building is subdivided into 3 sections by the original masonry party walls; that these walls have unprotected openings; that the building has two stairs 3 feet 11 inches by 2 feet 6 inches in width, some with wood winders; that the proposed alteration will consist of cellar—enclose the stairway at east; basement—provide 1 hour fire resistive

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enclosure for stair hall #2, and reverse doors of said stair hall leading to street to swing outwardly; 1st floor—provide 1 hour fire resistive enclosure for stair hall #2 and construct greenhouse at rear of #309; 2nd floor—construct passageway between stair hall #1 and 2; close off stair hall from passageways; erect stair from roof garden down to yard of #309; 3rd floor—construct passageway between stair hall #1 and 2; close off stair halls from passageways; install sprinklers in entrance hall and stair halls throughout; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated March 27, 1961, acting on Alt. Applic. 880-58, Objections No. 2, 3, 4 be and it hereby is *modified*, and that the appeal be and it hereby is *granted*, on condition the building conform to drawings filed with this application, dated June 1, 1961, 11 sheets and January 16, 1962, 1 sheet, amended; *on further condition* that the proposed greenhouse at the first floor rear shall be omitted; that the building shall be equipped with approved type central office connected interior fire alarm system; that the present fire escape at the rear of the original building will be altered and a new fire escape erected at the rear of the addition, as shown on drawing No. 7, fire escape details, dated January 15, 1962; that the present windows in the rear wall of the addition will be removed and replaced with fireproof self-closing double hung windows glazed with wire glass; that the hallways and stairhalls throughout the building will be equipped with an automatic wet sprinkler system; that all other laws, rules and regulations applicable shall be complied with; that there shall be no occupancy in the cellar of the building.

742-61-A

APPLICANT—Gustave Goldman for Anthony Frascione, owner

SUBJECT—Application May 23, 1961—Appeal from a decision of the Borough Superintendent re—extension of business portion of building—Class 4 construction.

PREMISES AFFECTED—722 Courtlandt Avenue, east side, 50 feet north of 155th Street, Block 2402, Lot 3, Borough of The Bronx.

APPEARANCES—

For Applicant: Gustave Goldman.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated May 3, 1961 on Alt. Applic. 46-61, reads:

"2. Proposed extension of business portion of building *note* (removal of apt. at rear of store). Is contrary to Sec. C26-250 & (4.2.1) B.C. in that the above building is of class 4 construction."

and

WHEREAS, the applicant states that the building is 25 feet by 48 feet in area, 3 stories, 35 feet high, of class 4 construction, located in retail use, B area and class 1½ height district, built prior to 1916, now used and occupied since 1916: cellar—ordinary; 1st floor—store (and 1 apartment—now vacant); 2nd and 3rd floors—2 apartments each floor; without a certificate of occupancy; that the proposed use and occupancy will be the same as present, except for the proposed laundromat on the first floor; and

WHEREAS, the applicant states that the store use existed since before 1916; that the rear portion of the store was used for storage purposes since before 1930; that the present owner purchased the building in 1960; that the 1st floor was then vacant; that all partitions were removed; that the owner intends to use the entire first floor as a laundrette, a non-hazardous use; that the ceilings of the cellar

and 1st floor will be made of 1 hour material; that there will be no increase in the size of the building; and that the drawings indicate no doors between the store (laundrette) and the 1st floor hall; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted

Resolved, that the decision of the Borough Superintendent, dated May 3, 1961, acting on Alt. Application 46-61, Objection No. 2 be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building conform to drawings filed with this application dated November 17, 1961, four sheets; that all laws, rules, regulations applicable be complied with, and that a new certificate of occupancy be obtained.

1111-61-A

APPLICANT—Mazza and Seccia for Treber Realty Company, owner; Toy Parking Corporation, lessee.

SUBJECT—Application July 12, 1961—Filed pursuant to Section 60 subd. 1 of the Multiple Dwelling Law re—daily transient parking.

PREMISES AFFECTED—715-723 Avenue of the Americas (6th Ave) and 101-103 West 23rd Street, northwest corner, 102-106 West 24th Street, Block 799, Lot 35, Borough of Manhattan.

APPEARANCES—

For Applicant: Eugene M. Seccia.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated July 5, 1961 on Alt. Applic. 1813-60, reads:

"A4—The daily transient parking of motor vehicles in the garage in the cellar and 1st sty., by persons other than occupants of the multiple dwelling, is contrary to Sub. 60-Sub. 1-parag. b & d of Multiple Dwelling Law."

and

WHEREAS, the applicant states that the building is substantially in accordance with Certificate of Occupancy #52309, issued May 4, 1960 against N.B. Applic. 131-57; that the proposed use and occupancy will be the same, except for the transient parking within the present garage; and

WHEREAS, the applicant states that access to the garage portion of the building is from the westerly end of the 23rd Street side of the building and access to the cellar garage is by means of an interior ramp; that while the total number of motor vehicles allowed by the certificate of occupancy is 80 cars, that since the completion of the building, the average monthly rental of car spaces is:

12 cars to tenants of the building

25 cars to monthly non occupants of the building

—

37 cars, total, which is far below the legal capacity;

that the proposed use of surplus car spaces for transient parking for a period of less than one month is prohibited under the Multiple Dwelling Law; that the grant would help to relieve the shortage of off street parking, serve the public demand and would not adversely affect anyone; and

WHEREAS, the premises were inspected by a committee of the Board which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated July 5, 1961 acting on Alt. Applic. 1813-60, Objection No. A4 be and it hereby is *modified*, and that the appeal be and it hereby is *granted*, on condition that the building conform to drawings filed with this application dated July 12, 1961, two sheets; that the vehicles to be parked in the transient parking space shall be pleasure-type cars only, and shall not exceed 149 in number in addition to the number of cars parked by tenants of this building, and in addition to the cars parked on a monthly basis; and also on

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condition that the tenants of this multiple dwelling may recapture any of the space devoted to transient parking on 30 days notice to the owner in accordance with Section 60 sub. 1 par. b of the Multiple Dwelling Law; that all other laws, rules and regulations applicable shall be complied with and a new certificate of occupancy shall be obtained.

1362-61-A

APPLICANT—M. Martin Elkind for Harris Block and Abraham Ticker, owners; American Ballet Centre, lessee. SUBJECT—Application August 18, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 building, dance studio.

PREMISES AFFECTED—434-438 Avenue of the Americas, southeast corner of West 10th Street, Block 573, Lot 6, Borough of Manhattan.

APPEARANCES—

For Applicant: M. Martin Elkind.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated July 21, 1961 on Alt. Applic. 392-61, reads:

"C-2. A dance studio is public use. Public use in a class 3, non-fireproof building is not permitted above the second story. Therefore the proposed dance studio on the third floor is contrary to C26-254.0.

C-4. Since a previous variance for the building was granted by the Board of Standards and Appeals as application 1012-55-A, Volume 41, Bulletin No. 7, any change of use must be granted by them."

and

WHEREAS, the applicant states that the building is 65 feet 4 inches by 78 feet 1 inch in area, 6 stories, 71 feet high, of class 3 construction, located in local retail use, C area and class 1¼ height district, built in 1894, now used and occupied since 1913: cellar—boiler room and tenant storage, 2 persons; 1st floor—store and U.S. Post Office, 50 persons; 2nd floor—manufacturing moulded products, 5 persons; 3rd floor—dance studio, 25 persons; 4th floor—plating, 6 persons; 5th floor—manufacturing ladies blouses, 38 persons; 6th floor—manufacturing clothing, 75 persons, without a certificate of occupancy; that the proposed use and occupancy will be the same, including the dance school, which school started its activity on the 3rd floor in 1957; and

WHEREAS, the applicant states the nature of the dance instruction in this instance is not comparable to the activity of a school, public or private where classes of students spend prolonged periods at a time, numbering not over twenty, receive instructions or rehearse a dance number on these premises; that these classes are at most of 1½ hour duration and only one class is in session at any given time; that the Board is therefore requested to vary Items C-2 and C-4 placed by the Building Department and permit the existing dance studio use on the third floor of this building; and

WHEREAS, the premises were inspected by a committee of the Board which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated July 21, 1961 acting on Alt. Applic. 392-61, Objections No. C-2 and C-4 be and it hereby is *modified*, and that the appeal be and it hereby is *granted*, on condition the building conform to drawings filed with this application dated August 18, 1961, 2 sheets; that all other laws, rules and regulations applicable shall be complied with and a new certificate of occupancy shall be obtained.

178-61-A

APPLICANT—Joseph Kiell for Emily H. Walsh, owner. SUBJECT—Application February 17, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—151 Spring Street, north side, 74 feet east of West Broadway, Block 501, Lot 36, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal withdrawn at the request of the applicant.

THE VOTE TO WITHDRAW—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

781-61-A

APPLICANT—George M. Brignoli, Adjoining property owner; Louis D'Esposito, owner.

SUBJECT—Application May 25, 1961—Refusal to Revoke Certificate of Occupancy—class 3 factory building.

PREMISES AFFECTED—1500 Ericson Place, northeast corner of Maitland Avenue, Block 5383, Lots 1 and 62, Borough of The Bronx.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal withdrawn at the request of the applicant.

THE VOTE TO WITHDRAW—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

814-57-A—Vol. II

APPLICANT—Monaghan and Mattingly Esquires, for Wheeler Yacht Company, Incorporated, owner.

SUBJECT—Application reopened June 13, 1961 as Volume II—appeal from an order and a decision of the Fire Commissioner, re—Sprinkler System.

PREMISES AFFECTED—500-520 Compton Avenue north side from Pugley's Creek to Patterson Avenue, Block 3502, Lots 1, 2, 3, 4, 5, 6, and 7, Borough of The Bronx.

APPEARANCES—

For Applicant: George P. Monaghan.

ACTION OF BOARD—Laid over to February 14, 1962, at 2 P.M. for further hearing.

164-61-A

APPLICANT—Robert Teichman for E and A Building Corporation, owner.

SUBJECT—Application February 8, 1961—Appeal from an order of the Fire Commissioner re—Smoking in factory.

PREMISES AFFECTED—633-635 Greenwich Street, northeast corner of Morton Street, Block 603, Lot 49, Borough of Manhattan.

APPEARANCES—

For Applicant: Robert Teichman.

ACTION OF BOARD—Laid over to February 6, 1962, at 2 P.M. for inspection and decision. Hearing closed.

223-61-A

APPLICANT—Times Square Stores Corporation for Habco Estates, Incorporated, owner; Times Square-Springfield, Incorporated, lessee.

SUBJECT—Application February 21, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—130-135 Merrick Boulevard, north side, 100 feet west of Farmers Boulevard, Block 12494, Lot 8, Springfield Gardens, Borough of Queens.

APPEARANCES—

For Applicant: H. Savran.

ACTION OF BOARD—Laid over to February 6, 1962, at 2 P.M. for inspection and decision. Hearing closed.

232-61-A

APPLICANT—Herman E. Horwood for Meyer Herschberg, owner.

SUBJECT—Application February 28, 1961—Appeal from

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an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—321 Greenwich Street, east side, 82 feet 1 inch south of Duane Street, Block 141, Lot 17, Borough of Manhattan.

APPEARANCES—

For Applicant: H. E. Horwood.

ACTION OF BOARD—Laid over to February 6, 1962, at 2 P.M. for inspection and decision. Hearing closed.

372-51-A

APPLICANT—Albert B. Bauer for Uris 850 Third Avenue Corporation, owner.

SUBJECT—Application March 30, 1961—Appeal from a decision of the Borough Superintendent re—gasoline dispenser below street level.

PREMISES AFFECTED—838-852 Third Avenue, 161-175 East 51st Street, northwest corner, and 160-166 East 52nd Street, Block 1306, Lots 30, 33 and 41, Borough of Manhattan.

APPEARANCES—

For Applicant: S. H. Greenhill.

ACTION OF BOARD—Laid over to February 6, 1962, at 2 P.M. for hearing; applicant to furnish additional information.

285-31-BZ—Vol. II

APPLICANT—Morton S. Cahn for Nicholas Marg, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7a and 7i of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station, office, grease pits and four car garage, by rebuilding the service building to include bait and tackle, office, grease pits, minor auto repairs and store and relocate pumps and install ground signs and continue uses for a stated term of thirty (30) years.

PREMISES AFFECTED—165-50 Cross Bay Boulevard, northwest corner of 165th Avenue, Block 14086, Lot 147, Borough of Queens.

APPEARANCES—

For Applicant: Morton S. Cahn.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. II, on July 11, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 11, 1961, by adding thereto:

“that the gasoline service station may be redesigned rearranged and constructed substantially as shown on revised drawings marked ‘Received November 22, 1961’, 2 sheets, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects.” (Alt. 1878/60)

128-57-BZ

APPLICANT—Lama, Proskauer and Prober for Utica Flatlands Corporation, owner.

SUBJECT—Application for consideration—reopening for approval of working drawings and extension of time to complete which expired December 20, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the erection of a modern supermarket and four adjoining stores, one story height and the parking of motor vehicles for patrons only.

PREMISES AFFECTED—78-06 to 78-18 Linden Boulevard, south side, from 79th Street to Sapphire Street, 137-02 to 137-18 79th Street and 137-01 to 137-19 Sapphire Street, Block 11384, Lot 1, Woodhaven, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened, time to complete work extended and working drawings approved.

THE VOTE TO REOPEN AND EXTEND TIME—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on November 19, 1957, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on December 20, 1960; and

WHEREAS, the resolution was amended on December 20, 1960; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work; and the applicant submitted working drawings, for approval by the Board, as being in substantial compliance with the requirements of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on November 19, 1957, as *amended* through December 20, 1960, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

“that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained.” (N.B. 4354/56)

THE VOTE TO APPROVE WORKING DRAWINGS—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

Resolved, that the Board of Standards and Appeals does hereby *approve* working drawings marked “Received November 21, 1961,” 3 sheets, as to arrangement and design, as being in substantial compliance with the terms and conditions of the resolution adopted by the Board on November 19, 1957, as *amended* through December 20, 1960. (N.B. 4354/56)

243-58-BZ

APPLICANT—Lama, Proskauer and Prober for Abraham H. Spilky, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired December 20, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7f, 7e, 7i and 7A of the Zoning Resolution, permitting in a retail use district, the erection and maintenance of a gasoline service station, lubricatorium, car washing, minor auto repairs, storage, office and sales, parking of cars awaiting to be serviced, with signs and show windows within 75 feet of a residence use district, for a stated term of fifteen (15) years.

PREMISES AFFECTED—870 Bay Street and 2-10 Townsend Avenue, southwest corner, Block 2840, Lot 85, St. George, Borough of Richmond.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

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THE RESOLUTION—

WHEREAS, this application was granted by the Board on December 19, 1958, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on December 20, 1960; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 19, 1958, as *amended* through December 20, 1960, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 99/58)

289-58-BZ—Vol. II

APPLICANT—Paul Friedman for Shell Oil Company, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7e, 7f and 7i of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, lubrication, auto washing, non-automatic, office sales of accessories, minor repairs with hand tools only, safety inspection station, parking and storage of motor vehicles and a ground sign, all for a term of fifteen (15) years.

PREMISES AFFECTED—398-410 Kings Highway, southwest corner of Kings Place, Block 6678, Lots 73, 75 and 77, Borough of Brooklyn.

APPEARANCES—

For Applicant: Paul Friedman.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. II, on February 28, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on February 28, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 1730/60)

400-59-BZ—Vol. I

APPLICANT—Lama, Proskauer and Prober for P.E.M. Holding Company, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired November 29, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7A of the Zoning Resolution, permitting in a retail and residence use district, the erection and maintenance of a gasoline service station, lubricatorium, office, sale of auto accessories and parking.

PREMISES AFFECTED—244-05 Northern Boulevard, northeast corner of 244th Street, Block 8112, Lots 1 and 205, Little Neck, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION

WHEREAS, this application was granted by the Board as Vol. I, on December 1, 1959, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on November 29, 1960; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 1, 1959, as *amended* on November 29, 1960, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 2041/59)

753-59-BZ

APPLICANT—LaPierre, Litchfield and Partners for Hamilton Federal Savings and Loan Association, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, permitting in a C area district, the erection of a two story building to be occupied as a bank, occupying more than the permitted area and without the required yard.

PREMISES AFFECTED—411-413 86th Street, north side, 75 feet east of 4th Avenue, Block 6035, Lots 75 and 76, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles L. Gittens.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on March 15, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on February 21, 1961; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on March 15, 1960, as *amended* on February 21, 1961 by adding thereto:

"that in the event the owner desires to make certain changes, as cited in the decision of the Borough Superintendent, dated January 9, 1962, acting on Amendment to N. B. Application 1676-59, such changes may be permitted, and the building may be redesigned, rearranged and constructed substantially as shown on revised drawings marked 'Received November 28, 1961', one sheet and 'Received January 10, 1962', 6 sheets, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects"; except that it shall be

further amended as to the time to obtain permits and complete the work, so that as *amended* the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained."

355-60-BZ

APPLICANT—Albert Melniker for Jessie Troiano and James Troiano, owners.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired October 25,

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1961—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the erection of a one story extension to an existing one story store for storage use extending into the residence portion of the premises and the use of the unbuilt upon portion for accessory customer and employee parking.

PREMISES AFFECTED—135 New Dorp Lane, north side, 93.26 feet east of New Dorp Plaza and 12 Jacques Avenue, Block 3637, Lot 38, New Dorp, Borough of Richmond.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on October 25, 1960, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on October 25, 1960, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 553/59)

182-61-BZ

APPLICANT—Larry Meltzer for Maspeth Company, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7c, 21 and 19A (j) of the Zoning Resolution, to permit the construction of a one story fireproof factory and warehouse building, which structure as proposed occupies more than the permitted area and is located on a plot in a business and residence use district, C area with the entrance and exit from the loading area within the required 50 feet from the intersection of the street lines.

PREMISES AFFECTED—53-20 to 53-22 Flushing Avenue and 60-02 to 60-36 54th Street, southwest corner, and 53-23 to 53-33 Nurge Avenue, northwest corner of 54th Street, Block 2633, Lots 11, 14, 23 and 25, Maspeth, Borough of Queens.

APPEARANCES—

For Applicant: Larry Meltzer.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on June 13, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 13, 1961, by adding thereto:

"that a cellar may be constructed under a portion of of the building and the building may be redesigned, rearranged and constructed substantially as shown on revised drawings marked 'Received December 14, 1961', 3 sheets, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 73/61)

546-61-BZ

APPLICANT—Lama, Proskauer and Prober for David Minkin, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, D-1 area district, the erection of a Class I building for use of bowling alleys, cocktail lounge and bar, kitchen, snack bar, pro-shop, office, storage room, children's play room, locker room, check room with parking of 140 cars for patrons only extending from the retail use into the residence use district with business entrance and curb cut in the residence portion of the plot and parking within the required setback in a D-1 area district.

PREMISES AFFECTED—196-02 to 196-16 (196-10 official) Northern Boulevard and 43-01 to 43-21 196th Street, southeast corner, Block 5520, Lots 1, 60, 65 and 67, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on September 26, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on September 26, 1961, by adding thereto:

"that the building may be redesigned, rearranged and constructed substantially as shown on revised drawings of proposed conditions marked 'Received November 24, 1961', 3 sheets, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 668/61)

183-29-BZ—Vol. II

APPLICANT—Charles M. Spindler for Arthur, Albert and Aaron Herman, owners.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, to permit in a business district, the erection and maintenance of a gasoline service station.

PREMISES AFFECTED—778-781 Fifth Avenue and 217-225 29th Street, northwest corner, Block 665, Lot 40, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles M. Spindler.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

326-41-BZ—Vol. II

APPLICANT—Leonard F. Rothkrug for Margharita Boccia, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired November 14, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the proposed continued use of a frame building for 7 car garage.

PREMISES AFFECTED—2222 Homecrest Avenue, west

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side, 180 feet south of Avenue V, Block 7372, Lot 16, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and set for hearing on February 20, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

721-41-BZ—Vol. III

APPLICANT—Dominick Salvati and Son for Yale Land Company, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 7i of the Zoning Resolution, permitting in a business use district, the erection and maintenance of a gasoline service station, lubricatorium and office and minor repairs, with hand tools only, may be permitted within the accessory building.

PREMISES AFFECTED—260-01 to 260-09 Horace Harding Boulevard and 54-47 to 54-63 Little Neck Parkway, northeast corner, Block 8274, Lot 128, Little Neck, Borough of Queens.

APPEARANCES—

For Applicant: Leon Komondorea.

ACTION OF BOARD—Application reopened and set for hearing on February 20, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

29-49-BZ—Vol. V

APPLICANT—Leonard F. Rothkrug and Herbst and Rusciano for Peter I. Feinberg, owner.

SUBJECT—Application for consideration—reopening as Vol. V subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension of an existing used car lot located partly on Lot 1 and Lot 61 in the retail portion of the plot into that portion of Lot 1 and all of Lot 8 in the residence use portion of the plot.

PREMISES AFFECTED—1002-28 Metcalf Avenue and 1661-69 Bruckner Boulevard, northeast corner, Block 3721, Lot part of 1, 8, 10, 14 and 19, Borough of The Bronx.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened as Vol. V subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

52-BZ

APPLICANT—Paul Gordon for Ida Shapiro, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired April 10, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, for a

term of five years, the parking and storage of motor vehicles.

PREMISES AFFECTED—2840-2842 West 22nd Street, west side, 315 feet south of Neptune Avenue, Block 7016, Lot 25, Borough of Brooklyn.

APPEARANCES—

For Applicant Paul Gordon.

ACTION OF BOARD—Application reopened and set for hearing on February 20, 1962 at 10 A.M., to consider extension of the term of variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

1000-55-BZ

APPLICANT—Leonard F. Rothkrug for G. H. N. B. Realties, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired October 30, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a residence use district, a parking lot for more than 5 cars.

PREMISES AFFECTED—940-942 Marcy Avenue, west side, 80 feet south of Macon Street, Block 1850, Lots 26 and 35, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and set for hearing on February 20, 1962 at 10 A.M., to consider extension of the term of variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

9-56-BZ

APPLICANT—Leonard F. Rothkrug for Anthony Esposito, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired October 16, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a residence use district, a parking lot for 12 cars of the nontransient pleasure vehicle type.

PREMISES AFFECTED—2844-(2842-2844 official) West 24th Street, west side, 360 feet south of Neptune Avenue, and 360 feet north of Mermaid Avenue, Block 7014, Lot 26, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and set for hearing on February 20, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

392-60-BZ—Vol. II

APPLICANT—Harry Soled for Lily Lo Verdi, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Bor-

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ough Superintendent; previously granted on condition, under Sections 7c and 21 of the Zoning Resolution, to permit on a plot, partly in a retail use district and partly in a residence use district and being partly in a D area district and partly in a D-1 area district, the erection of a one story masonry storage building and the extension of the present use of the storage and sale of concrete blocks and other building material from the retail use portion into the residence use portion of the plot, said proposed new building having less than the required setback and side yard.

PREMISES AFFECTED—7810 Flatlands Avenue, south side, 40 feet west of East 79th Street, Block 8015, Lot 48, Borough of Brooklyn.

APPEARANCES—

For Applicant: Harry Soled.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure; to be heard with Cal. No. 392-60-BZ, Vol. III.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5

392-60-BZ—Vol. III

APPLICANT—Harry Soled for Lily Lo Verdi, owner.

SUBJECT—Application for consideration—reopening as

Vol. III subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 21 of the Zoning Resolution, to permit on a plot, partly in a retail use district and partly in a residence use district and being partly in a D area district and partly in a D-1 area district, the erection of a one story masonry storage building and the extension of the present use of the storage and sale of concrete blocks and other building material from the retail use portion into the residence use portion of the plot, said proposed new building having less than the required setback and side yard.

PREMISES AFFECTED—7810 Flatlands Avenue, south side, 40 feet west of East 79th Street, Block 8015, Lot 48, Borough of Brooklyn.

APPEARANCES—

For Applicant: Harry Soled.

ACTION OF BOARD—Application reopened as Vol. III subject to the regular procedure; to be heard with Cal. No 392-60-BZ, Vol. II.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5

Adjourned 3:20 P.M.

JAMES P. MULROY, Secretary

RULES

RULES FOR TESTS OF FIRE-RESISTIVE, FLAMEPROOFED MATERIALS, SUCH AS TEXTILES, PAPER, SIMILAR MATERIALS AND ADHESIVES USED FOR DECORATIVE PURPOSES AND TREATED ACOUSTICAL DRAPERIES, CARPETS AND SIMILAR MATERIALS FOR USE IN PLACES OF PUBLIC ASSEMBLY AND SPECIAL OCCUPANCY STRUCTURES.

ADOPTED BY THE BOARD OF STANDARDS AND APPEALS MAY 3, 1940. EFFECTIVE IN ACCORDANCE WITH SECTION 665, SUBDIVISION C, OF THE NEW YORK CITY CHARTER, MAY 27, 1940.

[Cal. No. 294-40-SR]

AUTHORITY:

Pursuant to the authority vested in the Board of Standards and Appeals by Section 666, paragraph 2, of the Charter of the City of New York and Section C26-721.0b (12.2) as amended by Local Law No. 170, approved November 14, 1939, and Section C19-16.1 Local Law No. 112, approved July 18, 1939.

1.0 SCOPE

These requirements apply to flameproofed combustile materials used for decorative or other purposes within special occupancy structures as defined in Section C26-715.0 (12.1.1) and other places of public assembly as provided in Section C19-161.0 which was amended by Local Law No. 112.

2.0 GENERAL REQUIREMENTS

It shall be unlawful for any person to use any decorations, drape, curtain or scenery used for artistic enhancement which is made of combustile material, unless painted or saturated with a non-combustible material or liquid or otherwise rendered safe against fire to the satisfaction of the Fire Commissioner and in accordance with the requirements of these Rules, in any building of a public character, includ-

ing a hotel, theatre, restaurant, public hall, department store, and a building used or intended to be used for purposes of public assembly, amusement or instruction, and a building where large numbers of persons congregate (See Section C19-161.1) except as exempted in Rule 7.

After flameproofing, such processing as ironing, sewing and normal handling shall have no detrimental effects on the treatment of the material.

3.0 APPROVAL OF MATERIALS AND METHODS USED IN FLAMEPROOFING TEXTILES, ETC.

3.1 No materials or methods for flameproofing combustile materials for use under these Rules shall be used unless approved by the Board.

4.0 FLAMEPROOFING PROPERTIES.

The flameproofed material, when subjected to the test described in Rule 5.0, shall meet the following requirements as to fire-retardant properties.

4.1 FLASHING—No flashing shall occur at any time on the length of the test specimen. A flashing due to fuzz or bad edges may be disregarded.

4.2 DURATION OF FLAME—The average continuation of flaming shall not exceed 3 seconds.

4.3 DURATION OF GLOW—The average continuation of glow at the edge of the charred area shall not exceed an additional twenty seconds after the cessation of flaming. Glow confined to the charred area may be disregarded.

5.0 TESTS.

Tests for each specific installation of originally treated combustile material, or any re-tests thereof, shall be made by the Fire Commissioner, or in a laboratory approved by him, in accordance with the requirements of these Rules.

5.1 SAMPLING FOR TEST SPECIMENS—Samples of each variety of material and for every kind of treatment shall be subjected to separate test. Samples shall be of sufficient size to furnish test specimens provided for in Rule 5.2. At least three samples shall be furnished for every 500 square feet or fraction thereof.

5.2 TEST SPECIMENS—Specimens for test shall be 2 in. wide and 12½ in. long and shall be numbered on one end. Test specimens shall be carefully cut from at least three different places in the material to provide

RULES

a minimum of three test specimens from each material for testing.

5.3 CONDITIONING OF TEST SPECIMENS—The test samples or test specimens shall be dried for 24 hours in a room of average temperature of 70° F., with an average humidity of 40%.

5.4 TEST FOR PERMANENCE OF CHEMICALS—Test specimens shall be suspended by folding and pinning one-half inch of the numbered end over a horizontal 8-gauge wire, placed two inches above the center of a 7-inch opening in a 3-ft. wind tunnel arranged to deliver a wind velocity to the air, at the tunnel end, of 700 lineal feet, plus or minus 50 ft. per minute, as measured by a suitable anemometer on a line with the wire. In this position the test specimens shall be whipped for five minutes. Immediately upon conclusion of this test, the specimens shall be placed in a closed dry container until required for the flame test.

5.5 APPARATUS FOR FLAME TEST—The apparatus shall consist of a ring stand 20 inches high with an adjustable clamp housed in a metal shield 12 inches square and 20 inches high, opened in front and at both ends and a Bunsen or Tirrill gas burner which shall have a tube of 3/8-inch inside diameter.

5.6 FLAME TEST—A whipped test specimen shall be taken from the closed container required in Rule 5.4 and suspended vertically with one-half inch of the numbered end in a clip held in a clamp on a ring stand so that the test specimen shall hang vertically within and near the center of the metal shield required in Rule 5.5. The lower end of the test specimen shall be three-quarters of an inch above the top of the gas burner on which the air supply is shut off completely and adjusted to give a luminous flame 1½ inches long. The flame shall be applied for 12 seconds, then withdrawn. The result

of the test for duration of flame and duration of glow of the three test specimens shall each be averaged and recorded. Flashing, if any, shall be noted.

6.0 APPROVAL AND CERTIFICATION.

The approval of materials that have been flameproofed, as provided in Rule 1.0 and tested as required in Rule 5.0 with flameproofing properties as given in Rule 4.0 shall be limited to one year. An affidavit by the person, firm or corporation flameproofing the combustible materials shall be filed with the Fire Commissioner stating that the flameproofing compound and method complies with the approval of the Board, with calendar number thereof, and including the date of treatment and warranted period of effectiveness of the flameproofing.

6.1 The Fire Commissioner may require check tests at any time. Upon the termination of the approval, as provided for in Rule 6.0, a retest of the flameproofed combustible materials shall withstand to the following:

Flameproofed materials shall withstand a test of at least 400° F., as measured by a pyrometer, or other acceptable method, for approximately one-minute's duration by means of an open flame. Under such test, the flameproofed material shall not flash or support combustion and shall not glow outside of the char if a char is set up by the open flame. Material found not to conform to these requirements, shall be removed and replaced with materials conforming to the requirements of Rule 4.0.

7.0 EXEMPTION.

These Rules shall not be construed to apply to merchandise for sale or displayed for sale, to guest rooms in hotels, to offices, to works of art in museums, nor to churches or places of religious worship.

APPEALS AS TO MULTIPLE DWELLINGS

The Legislature, under Chapter 333 of 1948, has clarified Section 60 of the Multiple Dwelling Law by describing the agency authorized to grant variances under this Section, so as clearly to mean in New York City—the Board of Standards and Appeals.

Chapter 508 of 1948 has also been adopted by the Legislature, amending the Multiple Dwelling Law to provide, under new Section 310, for a Board of Appeals. By description the Board of Appeals means in New York City—the Board of Standards and Appeals. Section 310 is further amended by Chapter 805 of 1959 and provides as follows as to appeals:

LAWS OF NEW YORK—By Authority Chapter 508 of 1948

§ 310. Board of appeals. 1. As used in this section "board" shall mean the agency of a city constituted as a board and authorized by law both to grant variances of the zoning resolution and to make rules supplemental to laws regulating construction, maintenance, use and area of buildings.

2. Where the compliance with the strict letter of this chapter causes any practical difficulties or any unnecessary hardships the board shall have the power, on satisfactory proof at a public hearing, provided the spirit and intent of this chapter are maintained and public health, safety and welfare preserved, and substantial justice done, to vary or modify any provision or requirement of this chapter, or by rule, regulation, supplementary regulation, ruling or order of the department with respect to the provisions of this chapter, as follows:

a. For multiple dwellings and buildings existing on July first, nineteen hundred forty-eight, provisions relating to:

- (1) Height and bulk;
- (2) Required open spaces;
- (3) Minimum dimensions of yards or courts;
- (4) Means of egress; or
- (5) Basements and cellars in dwellings erected on or after April twelfth, nineteen hundred one.

b. For multiple dwellings and buildings erected or to be erected after July first, nineteen hundred forty-eight, and

such dwellings thereafter altered or to be altered, provisions relating to:

- (1) Required open spaces; or
- (2) Minimum dimensions of yards or courts.

Variations or modifications may be granted pursuant to this paragraph b only on condition that open areas for light and air are provided which are at least equivalent in area to those required by the applicable provisions of this chapter.

3. An application for such a variance or modification may be made by any person aggrieved or by the head of any public agency, within such time and under such procedure, conditions and rules as may be prescribed by the board. The board shall fix a reasonable time for the hearing of an application and shall require that due notice be given of the time and place of such hearing to the applicant and to the department. Any person or a duly authorized representative of any public agency may appear at any such hearing and be heard on any such application.

4. In every case the board shall state the reason or reasons for its decision. All decisions of the board shall be subject to review in the same manner as is provided by law for review of decisions of such board respecting variances of the zoning resolution.

5. A record of all decisions of the board, indexed according to the section or sections of this chapter affected thereby, shall be kept in the office of the board. Such record shall be open to public inspection at all times during business hours.

BOARD OF STANDARDS AND APPEALS
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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps **NOT ACCEPTABLE**.

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BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

Issued under authority of Chapter 27, Section 665 of the Charter of the City of New York

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No. 6

DIRECTORY

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PETITION AND ORDER OF CERTIORARI SERVED ON THE BOARD OF STANDARDS AND APPEALS.

On January 23, 1962, Petition and Order of Certiorari was served on the Board by Buchwald, Nadel & Lippman, attorneys for petitioner, Shari Realty Co., objecting property owner, seeking a review of the Board's determination on December 5, 1961, granting a variance under Section 7e and Section 21 of the Zoning Resolution, for a term of twenty-five years, to permit in a residence use, B area, class 1¼ height district, the erection of a four story building for storage service and unloading in conjunction with Alexander's department store, with business entrances, the proposed building to exceed the permitted area coverage; Calendar Number 835-61-BZ; Premises 2515 Creston Avenue, southwest corner of East 191st Street, Block 3175, Lot 26, Borough of The Bronx.

* * * * *

COURT DECISION.

Matter of Waldman vs. Board:—On May 2, 1961, the Board granted a variance under Section 21 of the Zoning Resolution, to permit in a residence use, C and E-1 area district, the erection of a multiple dwelling in the E-1 area portion of the plot; Calendar Number 68-61-BZ; Premises 2166 Matthews Avenue, east side, 95.59 feet south of Pelham Parkway South, Block 4323, Lot 18, Borough of The Bronx.

At Supreme Court, Special Term, Part 1, Mr. Justice Markowitz remitted the application to the Board for further hearing, consideration and determination in accordance with the directions set forth in the Court decision. (N. Y. Law Journal, January 24, 1962, page 13).

HOURS OF CONSULTATION

10 A.M. to 1 P.M.

Any person desiring to consult the Chairman, the Commissioners, Director or the Engineers, pertaining to the work of the board, will be seen only between the hours of ten in the morning and one in the afternoon—Saturdays excepted.

PUBLIC HEARINGS

Tuesday at 10 a.m. and 2 p.m.

Special meetings as published in this Bulletin.

All hearings are held at 80 Lafayette Street, 9th Floor, Borough of Manhattan.

II, 435-53-BZ, 911-55-BZ, 428-56-BZ and 35-59-BZ—Vol. II.

Corrections Affecting Calendar Numbers 1062-61-BZ and 600-57-BZ—Vol. III.

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Notice—Warning.

CALENDAR

DOCKET

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Cal. No. Dept. Premises Affected

84-62-A—F.D.—85-87 Avenue A, west side, 48.7 feet south of East 6th Street, Block 433, Lots 31 and 32, Borough of Manhattan, F.D. Violation Order No. 480971, re—approved sprinkler system.

85-62-A—F.D.—80-05 Caldwell Avenue, northeast corner Wiese Street, Block 2920, Lot 31, Rego Park, Borough of Queens, F.D. Order No. 4133-1, re—sprinkler system.

86-62-A—F.D.—363 Canal Street, north side, 140 feet east of West Broadway, Block 228, Lot 4, Borough of Manhattan, F.D. Violation Order No. 498862, re—sprinkler system.

87-62-A—B.Q.—26-12 14th Place, west side, 92.46 feet south of 26th Avenue, Block 901, Lot 89, Astoria, Borough of Queens, N.B. 3942-61, re—building not facing legal street.

88-62-SM—Coro, Portland type 1 cement complying with ASTM Specification No. 150-56, (general construction in which concrete is used, and other cement mixtures), manufactured by Cementos Coro, C.A., Material.

89-62-SA—Vamco Duo-Wash (washer), Model No. VWP-62, (washing machine for wet washing of clothes and fabrics), manufactured by Vamco Corp., Appliance.

90-62-SA—Vamco Dry Cleanomat (dry cleaner), Model No. DCSS-62, (dry cleaning clothes and fabrics), manufactured by Vamco Corporation, Appliance.

91-62-A—F.D.—5801 Second Avenue, west side, from 58th Street to 59th Street, 240 and 282 58th Street, 231, 241 and 283 59th Street, Block 853, Lot 1, Borough of Brooklyn, F.D. Violation Order Nos. 5726-1 to 5729-1 inclusive, re—arranging wire mesh on windows on front side of all stories to be readily removable from inside, for free egress.

92-62-A—F.D.—73-03 Bell Boulevard, south side, 236 feet west of 75th Avenue, Block 7748, Lots 400 and 500, Bay-side, Borough of Queens, F.D. Order No. 3494-1, re—discontinue all storage, use, generation or compression of liquified chlorine or chlorine gas, swimming pool.

93-62-A—B.B.—2360-2420 Bedford Avenue and 2201-2227 Beverly Road, northwest corner and 149-175 East 22nd Street, Block 5133, Lot 14, Borough of Brooklyn, Alt. 3237-61, re—proposed open escalators from cellar to the second floor.

94-62-A—B.Q.—41-38 39th Street, west side, 100 feet north of 43rd Avenue, Block 215, Lot 9, Long Island City, Borough of Queens, Alt. 2323-57, re—partitions to be of incombustible material or fireproofed wood.

95-62-A—B.Q.—37-21 Junction Boulevard, east side, 194.29 feet south of 37th Avenue, Block 1759, Lot 54, Corona, Borough of Queens, Alt. 2750-61, re—removal of existing frame exterior walls of two legal frame store buildings, etc.

96-62-SA—Fedders Gas Furnaces, (heating through forced air ducts with gas as a fuel. May be combined with air conditioning systems), manufactured by Fedders Corporation, Appliance.

97-62-A—B.M.—500-518 West 185th Street and 2508-2514 Amsterdam Avenue, southwest corner, Block 2156, Lots 10 to 16 inclusive, Borough of Manhattan, re—Board of Standards and Appeals approval required for prestressed concrete double tee slabs.

98-62-A—B.M.—10 West 18th Street, south side, 252 feet west of Fifth Avenue, Block 819, Lot 52, Borough of Manhattan, F.D. Violation Order No. 536680, re—sprinkler system.

99-62-A—B.M.—209-211 West 40th Street, north side, 125 feet west of Seventh Avenue, Block 1012, Lot 26, Borough of Manhattan, F.D. Violation Order No. 550826, re—sprinkler system.

100-62-A—B.R.—82 Seymour Avenue, southeast corner Richmond Avenue, Block 1061, Lot 39, Granitville, Borough of Richmond, N.B. 2035-61, re—building not facing legal street.

101-62-A—B.R.—76 Seymour Avenue, south side, 59.46 feet east of Richmond Avenue, Block 1061, Lot 41, Granitville, Borough of Richmond, N.B. 2034-61, re—building not facing legal street.

102-62-A—B.R.—206 Rensselaer Avenue, east side, 360 feet north of Jefferson Boulevard, Block 6233, Lot 27, Huguenot, Borough of Richmond, N.B. 2101-61, re—building not facing legal street.

103-62-A—B.R.—210 Rensselaer Avenue, east side, 320 feet north of Jefferson Boulevard, Block 6233, Lot 25, Huguenot, Borough of Richmond, N.B. 2102-61, re—building not facing legal street.

104-62-A—B.R.—214 Rensselaer Avenue, east side, 280 feet north of Jefferson Boulevard, Block 6233, Lot 23, Huguenot, Borough of Richmond, N.B. 2103-61, re—building not facing legal street.

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911-55-BZ—B.B.—1674-1678 Broadway, south side, 59 feet 4 inches west of Decatur Street and 747-755 Decatur Street, Block 1503, Lot 31, Borough of Brooklyn, Alt. 3716-55, reopened for consideration as to extension of term of variance, re—parking, etc.—business and residence use district.

435-53-BZ—B.B.—6712 11th Avenue, west side, 60 feet south of 67th Street, Block 5765, Lot 44, Borough of Brooklyn, Amendment to Alt. 2160-53, reopened for consideration as to extension of term of variance, re—storage and baling of scrap paper and rags—retail use district.

428-56-BZ—B.B.—2712 Tilden Avenue (2720 displayed), south side, 68 feet 7 inches east of Rogers Avenue, Block 5138, Lot 4 Borough of Brooklyn, Amendment to Alt. 1882-56, reopened for consideration as to extension of term of variance, re—office, accessory motor vehicle repair shop, parking, etc.—business and residence use districts.

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617-47-BZ—Vol. II—B.B.—3102-3132 Fort Hamilton Park- way, south side, from McDonald Avenue to 2nd Street; 275-281 McDonald Avenue; 152-170 2nd Street and 101-129 Caton Avenue, Block 5315, Lots 1 and 4, Borough of Brooklyn, N.B. 3769-61, re—demolition of 2 existing gasoline service stations and combining into a single gasoline service station, etc.; ground signs—business use district.

35-59-BZ—Vol. II—B.M.—30-34 West 58th Street, south side, 400 feet west of 5th Avenue and 23-25 West 57th Street, Block 1273, Lots 19, 20, 54, 55 and 56, Borough of Manhattan, Amendment to Alt. 603-60, reopened for consideration as to extension of term of variance, re—parking—restricted retail use district.

417-27-BZ—Vol. III—B.B.—1805-1817 Fulton Street and 1850 Patchen Avenue, northeast corner, Block 1697, Lot 1, Borough of Brooklyn, N.B. 2987-61, re—demolition and reconstruction of existing gasoline station, lubritorium, etc.—local retail use district.

693-29-BZ—Vol. II—B.Bx.—3129 Bailey Avenue, southwest corner of West 233rd Street, Block 3267, Lots 35, 36, 50 and 54, Borough of The Bronx, Alt. 915-61, re—storage garage, parking lot, minor motor vehicle repairs, etc.—retail use district.

950-50-BZ—Vol. II—B.Bx.—1909 Bruckner Boulevard, northeast corner of White Plains Road, Block 3733, Lot 1, Borough of The Bronx, Alt. 146-53 reopened for consideration as to extension of term of variance, re—sale and display of used motor vehicles—residence and local retail use district.

169-52-BZ—Vol. II—B.B.—500-508 Coney Island Ave- nue and 25-37 Turner Place, northwest corner, Block 5341, Lots 23, 24 and 25, Borough of Brooklyn, Alt. 3559-61, re—extension of existing motor vehicle repair shop, etc.; area excessive—business and residence use, C area district.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

RULES

	Last Publication
Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier Rules..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of.	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime)..	Aug. 3, 1937—Vol. 22, No. 31
Dry Cleaning Establishments Rules	
Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A

	Last Publication
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior).....	April 15, 1958.
Fire Drill Rules	Dec. 28, 1961—Vol. 46, No. 52
Fire Resistive, Flameproof Materials, etc., Rules for Testing of	
Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	Feb. 1, 1962—Vol. 47, No. 5
Fireproof Wood, Testing of.....	June 30, 1960—Vol. 45, No. 26
Gas Shut-Off Rules	Apr. 13, 1937—Vol. 22, No. 15
Hatchway Protection	Apr. 7, 1925—Vol. 10, No. 14
Insulating Fibre Board Rules	June 5, 1928—Vol. 13, No. 23
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Mar. 25, 1952—Vol. 37, No. 13A
Oil Burner Rules	Feb. 11, 1947—Vol. 32, No. 6
Opening Protective Assemblies, Rules for Inspection of	June 25, 1959—Vol. 44, No. 25
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	May 27, 1954.
Plumbing Rules	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply)	Aug. 3, 1937—Vol. 22, No. 31
Procedure, Rules of	Nov. 13, 1956.
Smoking in Factories, Rules for..	Oct. 8, 1959—Vol. 44, No. 40
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	July 20, 1961—Vol. 46, No. 29
Sprinkler, Rules	Feb. 8, 1962—Vol. 47, No. 6
Standpipe Fireline Rules	June 29, 1937—Vol. 22, No. 26
Structural Alterations, Reporting.	June 8, 1937—Vol. 22, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code)...	June 7, 1932—Vol. 17, No. 23
	Sept. 3, 1946—Vol. 31, No. 36
Zoning Resolution, Rule to Supplement Section 19-A—	July 11, 1958.

Section I, List of Approved Gas Fired Heating Equipment, Gas Burner and Heater Accessories. Oil Fired Heating Equipment and Oil Burner and Heater Accessories, issued June 1, 1955, listing all approvals through May 24, 1955.

Section II, List of Approved Concrete and Clay Products, issued June 27, 1958, listing all approvals through July 2, 1957.

These pamphlets may be purchased at 80 Lafayette Street, Manhattan. Single Copies \$1.25; By Mail—\$1.50 (Cash only).

Further Sections will be published, containing other approved materials and appliances.

FEBRUARY 14, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Wednesday morning, February 14, 1962*, at 10 o'clock, at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

611-52-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Edward Baker, owner.

SUBJECT—Application reopened November 8, 1961 as Volume IV—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district for a temporary term of twenty years, the erection of a one story and cellar building for use as stores and storage with curb cuts for the parking of patrons and employees cars and loading and unloading in the open area.

PREMISES AFFECTED—35-01, 35-05 and 35-09 24th Street and 24-02 to 24-08 35th Avenue, southeast corner, Block 338, Lots 19 and 25, Long Island City, Borough of Queens.

Laid over from January 23, 1962 to February 14, 1962, for hearing at the request of the applicant.

1094-39-BZ—Vol. II

APPLICANT—National Dairy Products Corporation, owner.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use district, the change in occupancy of an existing two story building from a milk distributing plant, office and garage to a wholesale grocery

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establishment and offices with a garage for more than five motor vehicles extending into the residence portion of the premises.

PREMISES AFFECTED—52-15 Metropolitan Avenue, north side, 75 feet west of Nurge Avenue, and 52-02 Flushing Avenue, south side, 103 feet west of 53rd Street, Block 2632, Lot 12, Maspeth Avenue, Borough of Queens.

190-54-BZ—Vol. II

APPLICANT—Henry Nordheim for 415 Sound View Avenue Incorporated, owner.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a one story extension to an existing laundry that exceeds the permitted area coverage and encroaches on the required setbacks, sideyard and rear yard.

PREMISES AFFECTED—415-421 Sound View Avenue, west side, 10.91 feet north of Underhill Avenue and 416 Leland Avenue, Block 3498, Lots 30, 31 and 32, Borough of The Bronx.

456-61-BZ—Vol. II

APPLICANT—Burke and Groh for Ludovico Moretti, owner; Jerry Bizelia, doing business as Linden Auto Wreckers, lessee.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7e and 7h of the Zoning Resolution, to permit in a residence use district, the erection of a one story building for the sale of new and used tires and accessories with patron parking in the open area.

PREMISES AFFECTED—157-06 Linden Boulevard, southwest corner of 158th Street, Block 12175, Lots 92, 94 and 96, Jamaica, Borough of Queens.

1464-61-BZ

APPLICANT—Lama, Proskauer and Prober for Commonwealth Equities Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7e, 7f, 7i and 7A of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, car washing, office and sales, storage room, and the parking and storage of motor vehicles in the open area with a ground sign and curb cuts within 75 feet of a residence use district for a temporary term of twenty years.

PREMISES AFFECTED—1741-1759 (1740 official) Westchester Avenue, north side, from Rosedale Avenue to Commonwealth Avenue, 1253-1259 Commonwealth Avenue, 1250-1260 Rosedale Avenue, Block 3784, Lots 1, 2, 3, 4, 6, 8 and 9, Borough of The Bronx.

1465-61-BZ

APPLICANT—Andrew Di Camillo for M. J. M. Distributors, Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use D area district, the erection of a one story and cellar store that exceeds the permitted area coverage.

PREMISES AFFECTED—118-122 Avenue U, south side, 60 feet east of West 9th Street, Block 7118, Lot 4, Borough of Brooklyn.

1493-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G & M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60, subdivision 3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a multiple dwelling

accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—413-421 West 23rd Street, north side, 125 feet west of Ninth Avenue, 420 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1494-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd 1(b) of the Multiple Dwelling Law re—transient parking in accessory Garage.

PREMISES AFFECTED—413-421 West 23rd Street, north side, 125 feet west of Ninth Avenue, 420 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1495-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60, subdivision 3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—423-431 West 23rd Street north side, 125 feet west of Ninth Avenue, 430 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1496-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd 1(b) of the Multiple Dwelling Law re—transient parking in a garage.

PREMISES AFFECTED—423-431 West 23rd Street north side, 125 feet west of Ninth Avenue, 430 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1497-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60, subdivision 3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—433-441 West 23rd Street, north side, 125 feet west of Ninth Avenue, 440 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1498-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd 1(b) of the Multiple Dwelling Law re—transient parking in accessory Garage.

PREMISES AFFECTED—433-441 West 23rd Street, north side, 125 feet west of Ninth Avenue, 440 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1499-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60, subdivision 3 of the Multi-

CALENDAR

ple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—443-451 West 23rd Street, north side, 125 feet west of Ninth Avenue, 450 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1500-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd 1(b) of the Multiple Dwelling Law re—transient parking in Accessory garage.

PREMISES AFFECTED—443-451 West 23rd Street, north side, 125 feet west of Ninth Avenue, 450 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1501-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60, subdivision 3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—453-461 West 23rd Street, north side, 125 feet west of Ninth Avenue, 460 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1502-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 subd 1(b) of the Multiple Dwelling Law re—transient parking in accessory garage.

PREMISES AFFECTED—453-461 West 23rd Street, north side, 125 feet west of Ninth Avenue, 460 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1576-61-BZ

APPLICANT—Crinnion and Crinnion for S. Conte and S. Calisi, owners.

SUBJECT—Application October 17, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, D-1 area district, the change in occupancy of an existing two story and cellar building from two families to three families.

PREMISES AFFECTED—2757 Seymour Avenue, west side, 123.67 feet south of Arnov Avenue, Block 4530, Lot 41, Borough of The Bronx.

1754-61-BZ

APPLICANT—Leonard F. Rothkrug for Samuel and Herbert Singer, owners.

SUBJECT—Application November 24, 1961—decision of the Borough Superintendent, under Section 9A of the Zoning Resolution, to permit in a Class ½ Height district, the erection of a six story Multiple Dwelling that exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—3395 Nostrand Avenue, east side, 200 feet north of Avenue U, Block 7335, Lot 68 (formerly 68, 74 and 84) Borough of Brooklyn.

665-51-BZ

APPLICANT—Murlee Estates Inc., owner.

SUBJECT—Application reopened January 16, 1962 for consideration as to extension of term of variance, expires June 10, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the

Zoning Resolution, permitting in a residence use district a retail store on 1st floor.

PREMISES AFFECTED—88 East End Avenue, west side, 101 feet north of East 83rd Street, Block 1580, Lot 27, Borough of Manhattan.

804-41-BZ—Vol. II

APPLICANT—Gabriel Nathan for Sarah and Mabel Cohen, owners.

SUBJECT—Application reopened January 16, 1962 for consideration as to extension of term of variance, expired December 1, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—143-155 Beach 71st Street, west side, 475 feet south of Rockaway Beach Boulevard, Block 607 (old); 16094 (new), Lot 83, Rockaway Beach, Borough of Queens.

597-44-BZ—Vol. II

APPLICANT—Haus and Bresin for Tidewater Oil Company, owner.

SUBJECT—Application reopened January 16, 1962 for consideration as to extension of term of variance, expired November 7, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c and 7h of the Zoning Resolution, permitting in the residence use portion of a lot located in a residence and unrestricted use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—2987-2997 Atlantic Avenue and 205-221 Elton Street, northeast corner, Block 3955, Lot 48, Borough of Brooklyn.

The following cases were laid over from previous public hearings or reasons published in the MINUTES of such hearings.

549-61-BZ

APPLICANT—Lama, Proskauer and Prober for Alexander M. Abes, owner.

SUBJECT—Application April 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a one story building for use as stores, with loading and unloading, accessory parking of patrons cars on the open area with business signs and curb cuts for a term of twenty-five (25) years.

PREMISES AFFECTED—97-27 to 97-45 57th Avenue, and 55-33 to 55-51 97th Place, northeast corner, and 55-32 to 55-42 98th Street, Block 1906, Lots 1, 43 and 46, Forest Hills, Borough of Queens.

Hearing closed—Laid over from September 26, 1961, to October 3, 1961, for hearing, at request of objectors; then to October 17, 1961, for inspection and decision; then laid over from October 17, 1961 for decision; date to be set; then set for February 14, 1962.

310-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a two story and cellar building with storage in the cellar, stores on the first floor and offices on the second floor, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-03 to 198-09 (198-01 to 198-03 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

Hearing closed—Laid over from June 20, 1961 to Septem-

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ber 26, 1961, for continued hearing; applicant to attempt to find conforming use; then to November 14, 1961, for continued hearing at request of applicant; applicant to endeavor to find a conforming use; then to December 5, 1961, for hearing at the request of the objectors; applicant to submit revised drawings; then to December 12, 1961, for decision; then to February 14, 1962, to await future development of area and decision.

311-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district the erection of a one story and cellar building with stores and supermarket on first floor and storage in cellar, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-19 to 198-27 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

Hearing closed—Laid over from June 20, 1961 to September 26, 1961, for continued hearing; applicant to attempt to find conforming use; then to November 14, 1961, for continued hearing at request of applicant; applicant to endeavor to find a conforming use; then to December 5, 1961, for hearing at the request of the objectors; applicant to submit revised drawings; then to December 12, 1961, for decision; then to February 14, 1962, to await future development of area and decision.

693-61-BZ

APPLICANT—Carl H. Salminen for Cosmo Pacetta, owner.

SUBJECT—Application May 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E area district, the erection of a one story building with less than the required setback for an E area district, and for use as a refreshment stand for the sale of soda, candy, cigarettes, frankfurters and sandwiches, sale of fishing bait and tackle, boat rental and installation of two gasoline tanks and two pumps for the refueling of boats.

PREMISES AFFECTED—120 Beach 9th Street, east side, (361.38 feet mapped) 366.53 feet south of Seagirt Avenue, Block 15612, Lot 55, Far Rockaway, Borough of Queens.

Hearing closed—Laid over from September 19, 1961 to October 17, 1961, for inspection and decision; Applicant to submit letter from City; then to November 14, 1961, for decision; applicant to inform the Board in regard to permission to use the adjoining lot; then laid over at request of applicant, date to be set for decision, after applicant reports as to possible purchase of adjoining lot 51; then set for January 30, 1962; then to February 14, 1962, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; Park Department to furnish the Board with an application form for concessionaires.

MAX H. FOLEY, *Chairman*

FEBRUARY 14, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Wednesday afternoon, February 14, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:*

814-57-A—Vol. II

APPLICANT—Managhan and Mattingly Esquires for Wheeler Yacht Company, Incorporated, owner.

SUBJECT—Application reopened June 13, 1961 as Volume II—appeal from an order and a decision of the Fire Commissioner, re—Sprinkler.

PREMISES AFFECTED—500-520 Compton Avenue, north side from Pugley's Creek to Patterson Avenue, Block 3502, Lots 1, 2, 3, 4, 5, 6, and 7, Borough of The Bronx.

541-61-A

APPLICANT—Seymour A. Mitteldorf for Comax Realty Corporation, owner.

SUBJECT—Application April 19, 1961—Appeal from a decision of the Borough Superintendent re—egress, bulkhead, winders on stairs, elevator openings, live load, etc.

PREMISES AFFECTED—80 West 40th Street, 1054-1056 Avenue of the Americas, southeast corner, Block 841, Lot 89, Borough of Mahattan.

204-61-A

APPLICANT—Robert Teichman for Hurlow Holding Corporation, owner.

SUBJECT—Application February 17, 1961—Appeal from a decision of the Borough Superintendent re—fire escape; and an order and a decision of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—458 Broadway, 121-123 Grand Street, southeast corner, Block 232, Lot 12, Borough of Manhattan.

243-61-A

APPLICANT—Benjamin R. Levinson, for Harry and Frank Paul, owners.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—54 Lispenard Street, south side, 240 feet 1¾ inches west of Broadway, Block 194, Lot 29, Borough of Manhatttan.

269-61-A

APPLICANT—Lama, Proskauer and Prober for Mercerway Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block 474, Lot 29, Borough of Manhatttan.

696-61-A

APPLICANT—Jacob Fisher and Donald D. Fisher for Frederick F. Lowenfels and Son, owner.

SUBJECT—Application May 16, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—16-18 Jay Street, south side, 75 feet 10 inches west of Staple Street, Block 143, Lot 23, Borough of Manhatttan.

146-61-A

APPLICANT—Harry Soled for Station A Properties Incorporated, owner.

SUBJECT—Application February 9, 1961—Appeal from an order of the Fire Commissioner re—automatic Sprinkler System.

PREMISES AFFECTED—4 South Street, north side, 77 feet, 7 inches west of Moore Street, Block 4, Lot 4, Borough of Manhattan.

147-61-A

APPLICANT—Harry Soled for Station A Properties Incorporated, owner.

SUBJECT—Application February 9, 1961—Appeal from an order of the Fire Commissioner re—automatic sprinkler system.

PREMISES AFFECTED—5 South Street, north side, 57 feet 6 inches, west of Moore Street, Block 4, Lot 3, Borough of Manhattan.

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157-61-A

APPLICANT—Herman E. Horwood for Joseph Feldman, owner.

SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—58 Walker Street, north side, 153 feet 4 inches west of Broadway, Block 194, Lot 3, Borough of Manhattan.

229-61-A

APPLICANT—Edwin Storch for Follett Time Devices, Incorporated, owner.

SUBJECT—Application February 27, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler system.

PREMISES AFFECTED—62 Reade Street, north side, 174 feet 1 inch west of Broadway, Block 150, Lot 4, Borough of Manhattan.

289-61-A

APPLICANT—Daniel Laitin for Sophie and George Bogin, owners; H. Bogin and Son, lessee.

SUBJECT—Application March 10, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—40-06 to 40-08 Astoria Boulevard, south side, 51.37 feet east of Steinway Street, Block 686, Lot 12, Long Island City, Borough of Queens.

302-61-A

APPLICANT—C. H. J. Realty Corporation, owner; Interstate Casing Company of Ohio, lessee.

SUBJECT—Application February 20, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—38 Renwick Street, east side, 125 feet south of Spring Street, Block 594, Lot 71, Borough of Manhattan.

316-61-A

APPLICANT—Samuel Rosenblum for Mark Zaren, owner.

SUBJECT—Application March 17, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler system.

PREMISES AFFECTED—50 Dey Street, north side, 149 feet 1 inch east of Greenwich Street, Block 81, Lot 10, Borough of Manhattan.

1033-61-A

APPLICANT—Murray L. White for William Cantelmi, owner.

SUBJECT—Application July 5, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—storage shed, building not facing legal street and Appeal from Borough Superintendent re—Yard Hydrant system.

PREMISES AFFECTED—5810-5818 Avenue D, south side, 56 feet 2½ inches west of Ralph Avenue, and 639 feet 1¾ inches south of Ditmas Avenue, Block 7932, Lot 131, Borough of Brooklyn.

125-62-A

APPLICANT—Charles Sarnelli, owner; Sarnelli Salvage Scrap Incorporated, lessee.

SUBJECT—Application January 29, 1962—Appeal from a decision of the Fire Commissioner, re—maintenance of open fire.

PREMISES AFFECTED—2000 Shore Parkway, southwest corner of Bay 46th Street, Block 6945, Lots 92, 95, 102 and 385, Borough of Brooklyn.

MAX H. FOLEY, *Chairman.*

FEBRUARY 27, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, February 27, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matters:

1421-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Carnegie Endowment for International Peace, owner; Chazen's Garage, Incorporated, lessee.

SUBJECT—Application September 11, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a restricted retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—335 East 46th Street, north side, 225 feet west of First Avenue, Block 1339, Lot 17, Borough of Manhattan.

Laid over from January 16, 1962, to January 30, 1962, for hearing at request of applicant; then to February 27, 1962, for hearing, at request of the applicant.

1462-61-BZ

APPLICANT—Henry Wolinsky for Wilfred L. Roger, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use G area district, the maintenance of a two car accessory garage to a one family dwelling that encroaches on the rear lot line.

PREMISES AFFECTED—20 Shore Road, northeast corner of Pelham Bay Parkway, Block 5651, Lot 10, Borough of The Bronx.

Laid over from January 30, 1962, to February 27, 1962, for hearing, at request of applicant, to submit new decision of the Borough Superintendent and to send twenty day notices to those in the area of notification.

65-26-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Trustee of Tufts College, owner.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail and local retail use district, the reconstruction and extension of the uses of an existing gasoline service station to include lubricatory, minor auto repairs, car washing, office and sales, utility room, parking and storage of motor vehicles in the open area with a ground sign.

PREMISES AFFECTED—1295-1313 Fifth Avenue, northeast corner of East 110th Street, Block 1616, Lot 1, Borough of Manhattan.

628-29-BZ—Vol. III

APPLICANT—John A. Dwyer for Harry J. Pieper, owner.

SUBJECT—Application reopened November 28, 1961 as Volume III—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business and residence use district the change in occupancy of an existing one story building from the storage of plumbing and heating supplies and plumbing shop to a knitting mill and storage for a temporary term of years.

PREMISES AFFECTED—71-36 to 71-38 73rd Street, west side, 90.08 feet north of Cooper Avenue, Block 3690, Lot 22, Glendale, Borough of Queens.

436-53-BZ—Vol. II

APPLICANT—Paul Friedman for Russell Berkins Booth and Sidney Esikoff, owners; Irving Tellman, lessee.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the extension in area of an existing gasoline service station and the extension of the accessory building with uses of lubrication, auto washing (non-automatic) office, sale of accessories, minor repairs with hand tools only, safety inspection station, parking and storage of motor vehicles and the relocation of the ground sign for a stated term of 15 years.

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PREMISES AFFECTED—141-50 Union Turnpike, south side, 44.96 feet west of Main Street. Block 6634, Lots 32 and 34, Flushing, Borough of Queens.

808-59-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for G. Bambino and J. Ferrari, owners.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, at an existing diner, the extension of the patron parking area and the installation of a ground sign.

PREMISES AFFECTED—4001-4009 Baychester Avenue and 1959 Strang Avenue northwest corner, Block 4981, Lots 80 and 94, Borough of The Bronx.

1441-61-BZ

APPLICANT—Philip P. Agusta for Dominic Curcio and Frost Collision Service Incorporated, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7b and 7c of the Zoning Resolution, to permit in a unrestricted and business use district, the erection of a one story extension to an existing motor vehicle repair shop with welding, body and fender repairs, spraying, office and the storage of more than five cars extending into the business portion of the premises.

PREMISES AFFECTED—336-348 Meeker Avenue, 370 Leonard Street, southeast corner, Block 2738, Lot 5, Borough of Brooklyn.

1480-61-BZ

APPLICANT—Randolph M. Smith for Frank S. Primeggia, owner.

SUBJECT—Application September 25, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a manufacturing and local retail use district, the erection of a one story extension to an existing 3 car garage and change the use to auto body shop, auto repairs, polishing and cleaning, sale of new and used cars and the storage of cars extending into the local retail use district.

PREMISES AFFECTED—121-66 Farmers Boulevard, west side, 430.39 feet north of 180th Street, mapped, Block 12458, Lot 27, Springfield Gardens, Borough of Queens.

1510-61-BZ

APPLICANT—Goldwater and Flynn for 117 Operating Corporation and 122 Operating Corporation; Bertram F. Bonner, and Corella A. Bonner, owners.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Section 19B (e) of the Zoning Resolution, to permit in a retail use B area district, the erection of a 34 story multiple dwelling without the required accessory garage.

PREMISES AFFECTED—117-127 East 59th Street, north side, 165 feet east of Park Avenue, 118-126 East 60th Street, Block 1394, Lots 7, 8, 9, 109, 10, 11, 62, 63, 64, 65, 165, Borough of Manhattan.

1533-61-BZ

APPLICANT—Mario A. Tucciarone for Joseph Fiore and Harry C. Bernard, owners.

SUBJECT—Application October 5, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a stated term of years, the erection of a one story building for use as a factory and warehouse with loading and unloading and accessory parking in the open area.

PREMISES AFFECTED—98-23 Linden Boulevard, north side, 124-41 feet west of 101st Street, Block 11501, Lot 257 (tentative), Ozone Park, Borough of Queens.

1542-61-BZ

APPLICANT—Murray L. White for Jack Tankeloff, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use district, on a plot presently developed with a two story frame building occupied as cabaret and dwelling with parking in the open area, the erection of a one story building for use as an accessory restaurant with a business sign, the proposed structure encroaches on the required setbacks.

PREMISES AFFECTED—133-04 to 133-20 New York Boulevard, west side, 217-84 feet north of 134th Avenue, Block 12291, Lot 34, Jamaica, Borough of Queens.

1941-61-BZ

APPLICANT—Irving Berg for First United Presbyterian Church of Queens Village, owner.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a one story and cellar extension to an existing church that encroaches the required setback from a mapped street.

PREMISES AFFECTED—94-29 217th Street, 217-04 94th Road, southeast corner, Block 10610, Lot 1, Queens Village, Borough of Queens.

911-55-BZ

APPLICANT—Leonard F. Rothkrug for Bangor Realty Corp., owner.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expired July 10, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a business and residence use district the use of the unbuilt upon portion of a lot for a parking lot and also for accessory parking for employees.

PREMISES AFFECTED—1674-1678 Broadway, south side, 59 feet 4 inches west of Decatur Street and 747-755 Decatur Street, Block 1503, Lot 31, Borough of Brooklyn.

435-53-BZ

APPLICANT—Leonard F. Rothkrug for Concetta Tuozzo, owner.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expired July 10, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a retail use district, the storage and baling of scrap paper and rags.

PREMISES AFFECTED—6712 11th Avenue, west side, 60 feet south of 67th Street, Block 5765, Lot 44, Borough of Brooklyn.

428-56-BZ

APPLICANT—Leonard F. Rothkrug for V. and L. Cab Corporation, owner.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expired December 11, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7e and 7i of the Zoning Resolution, permitting in a business and residence use district, office, accessory motor vehicle repair shop, storage and parking of more than 5 motor vehicles all in conjunction with a taxi cab business.

PREMISES AFFECTED—2712 Tilden (displayed) Tilden Avenue, south side, 68 feet 7 inches east of Rogers Avenue, Block 5138, Lot 4, Borough of Brooklyn.

CALENDAR

35-59-BZ—Vol. II

APPLICANT—Max Siegel Associates for 30 West 58th Street Corporation and 23 West 57th Street Corporation, owners.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expires October 18, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a restricted retail use district the extension of existing parking lot for more than five motor vehicles into vacant area.

PREMISES AFFECTED—30-34 West 58th Street, south side, 400 feet west of Fifth Avenue and 23-25 West 57th Street, Block 1273, Lots 19, 20, 54, 55 and 56, Borough of Manhattan.

950-50-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for John Sacchi, owner.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expires October 7, 1963—decision of the Borough Superintendent, previously granted on condition, under sections 7e and 7h of the Zoning Resolution, permitting in a residence and local retail use district, the use of premises for the sale and display of used motor vehicles.

PREMISES AFFECTED—1909 Bruckner Boulevard, northeast corner of White Plains Road, Block 3733, Lot 1, Borough of The Bronx.

577-42-BZ—Vol. II

APPLICANT—George H. Colin for Cities Service Oil Company, owner.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7c of the Zoning Resolution, to permit in a residence and business use district, the reconstruction and extension in area of an existing gasoline service station with lubricatorium, minor motor vehicle repairs, car wash and the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—6833 Shore Road and 1-9 Bay Ridge Avenue, north east corner, Block 5859, Lots 10 and 12, Borough of Brooklyn.

Hearing closed—Laid over from December 12, 1961 to December 14, 1961, for decision; then to January 16, 1962, for decision; applicant to submit revised drawings and obtain new decision from Borough Superintendent; then to February 27, 1962, for hearing at request of applicant; applicant wishes to discuss revised layout with possible objectors.

MAX H. FOLEY, *Chairman.*

FEBRUARY 27, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, February 27, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law—re height and bulk.

PREMISES AFFECTED—117 East 71st Street north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

1019-21-A—Vol. II

APPLICANT—Lama Proskauer and Prober for Louis A. Titefsky, owner.

SUBJECT—Application reopened December 5, 1961 as Volume II—Appeal from an order and decision of the Fire Department, re—Sprinkler.

PREMISES AFFECTED—128 East 7th Street, south side, 100 feet west of Avenue A, Block 434, Lot 27, Borough of Manhattan.

553-59-A—Vol. II

APPLICANT—Raymonde Garramone for Speedry Chemical Products Incorporated, owner.

SUBJECT—Application reopened January 9, 1962 as Volume II—Appeal from a decision of the Borough Superintendent, re—proposed extension not fronting on legal mapped street.

PREMISES AFFECTED—84-20 72nd Drive, south side, 206.60 feet west of 88th Street, Block 3810, Lots 444 and 456, Glendale, Borough of Queens.

552-60-A

APPLICANT—Abraham Grossman for Brodwin Sales Company, owner.

SUBJECT—Application July 1, 1960—Appeal from a decision of the Borough Superintendent re—egress.

PREMISES AFFECTED—244-246 23rd West Street, south side, 300 feet east of 8th Avenue, Block 772, Lot 69, Borough of Manhattan.

54-61-A

APPLICANT—Casale and Nowell for Encore Enterprises, Incorporated, owner.

SUBJECT—Application January 24, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Sections 61 and 187 of the Multiple Dwelling Law re—manufacturing above second floor and a decision of the Borough Superintendent re—Class 3 construction—commercial use, 3rd floor, re—live load.

PREMISES AFFECTED—1132 Madison Avenue, west side, 22 feet north of East 84th Street, Block 1496, Lot 16, Borough of Manhattan.

242-61-A

APPLICANT—Tablon Realty Corporation, owner.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—47 East Broadway, south side, 315 feet west of Market Street, Block 280, Lot 37, Borough of Manhattan.

268-61-A

APPLICANT—Tablon Realty Corporation, owner.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—49 East Broadway, south side, 290 feet west of Market Street, Block 280, Lot 36, Borough of Manhattan.

1546-61-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg, doing business as Steinberg Brothers, owners.

SUBJECT—Application October 6, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—41 Dora Street, north side, 371.11 feet west of Woolley Avenue, Block 472, Lot 74, Westerleigh, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

MINUTES

REGULAR MEETING

TUESDAY MORNING JANUARY 30, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon January 16, 1962, were approved as printed in the Bulletin of January 25, 1962, Vol. 47, No. 4.

522-31-BZ—Vol. II

APPLICANT—Degenhardt, Miller and Lindberg for The Borden Company, owner.

SUBJECT—Application reopened September 13, 1961 as Volume II—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and unrestricted use district, the change in occupancy of an existing three story building from wagon storage and loading, office, stable, motor vehicle, storage and hay loft to storage garage, milk distributing and the repair of refrigeration equipment.

PREMISES AFFECTED—4902-4912 Glenwood Road and 1071-1121 East 49th Street southeast corner, Block 7733, Lot 21, Borough of Brooklyn.

APPEARANCES—

For Applicant: Eugene Miller.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

221-32-BZ—Vol. III

APPLICANT—Lama, Proskauer and Prober for Big R Service Center Incorporated, owner.

SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c, 7i and 7A of the Zoning Resolution, to permit in a business and residence use district, the extension in area and reconstruction of a gasoline service station, previously granted by the Board, with accessory uses of lubricatorium, minor auto repairs, car washing, storage room, office and sales, locker room, utility room, and the parking and storage of motor vehicles in the open area with curb cuts in the residence district and show windows and business entrances within 75 feet of a residence use district.

PREMISES AFFECTED—463-491 Conduit Boulevard and 1016-1040 Liberty Avenue, southeast corner, and 430-440 Crescent Street, Block 4196, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: Sonia Zditowsky and Walter Zditowsky.

ACTION OF BOARD—Laid over, without date, for inspection and for decision, if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

596-32-BZ—Vol. III

APPLICANT—Crinnion and Crinnion for Radin Holdings Incorporated, owner; New York General Tire Company, lessee.

SUBJECT—Application reopened October 31, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 7i of the Zoning Resolution, to permit in a business and residence use district, the extension of the uses of an existing one story building used for the sale of tires and garage for 5 motor vehicles located in the business portion of the premises to include wheel alignment, balancing, relining and adjustment of brakes.

PREMISES AFFECTED—619 East Fordham Road, northwest corner of Hughes Avenue, Block 3273, Lot 252, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

For Opposition: Bernard Hubscher, Peter Abbilizzese and Louis Rizzo.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

545-44-BZ—Vol. IV

APPLICANT—Max Siegal Associates for All States Holding Corporation, owner.

SUBJECT—Application reopened November 14, 1961 as Volume IV—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the change in use of the cellar of an existing six story and cellar building from garage to photo studios, showrooms and incidental storage, the upper floors to retain the existing uses of showrooms, school, storage and factory.

PREMISES AFFECTED—415-423 East 53rd Street, north side, 194 feet east of First Avenue and 410-416 East 54th Street, Block 1365, Lot 9, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

604-48-BZ—Vol. III

APPLICANT—Lama, Proskauer and Prober for 363-373 Prospect Place, Incorporated, owner.

SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 19A (j) of the Zoning Resolution, to permit in a unrestricted business and residence use district, the change in use of an existing one story and basement building from public garage to manufacturing and assembly of electric and amusement devices, office, and loading and unloading berth less than 12 feet in width and a business sign.

PREMISES AFFECTED—344 St. Marks Avenue, south side, 96 feet 8 inches west of Washington Avenue, and 363-371 Prospect Place, Block 1153, Lot 27, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti and Irving Kaye.

For Opposition: Thomas P. Ross, Marie Simsig, John Ligelis, Mary Granard, Joseph Antonielli, Estelle Garber, Mavis Archer, Dorothy Leake, Dominick Scarfuto, Saverio Carchiohi, Cesidio Perruzza, John Delisio and Arthur Goodstein.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1727-61-A

APPLICANT—Lama, Proskauer and Prober for 363-373 Prospect Place, Incorporated, owner.

SUBJECT—Application filed September 28, 1961—appeal from a decision of the Borough Superintendent, re: exits.

PREMISES AFFECTED—344 St. Marks Avenue, south side, 96 feet 8 inches west of Washington Avenue, and 363-373 Prospect Place, Block 1153, Lot 27, Borough of Brooklyn.

APPEARANCES—James E. Vassalotti.

ACTION OF BOARD—Laid over, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

415-55-BZ—Vol. II

APPLICANT—Burke and Groh for C. B. S. Realty Corporation, owner; Bay Chevrolet, Incorporated, lessee.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, un-

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der Sections 7c and 21 of the Zoning Resolution, to permit in a local retail and residence use district, at an existing auto showroom with service of new and used cars and trucks, car conditioning, storage and sale of parts with auto repairs as previously granted by the Board and open parking, the erection of a one story extension for car conditioning and roof parking into the residence portion of the premises that encroaches on the required rear and side yards.

PREMISES AFFECTED—240-02 Northern Boulevard, southwest corner of Alameda Avenue, Block 8167, Lot 1, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: James P. Hoopes, Mary Ustin, Lyclle T. Levine, S. Durnovo and John Coppola.

ACTION OF BOARD—Laid over, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit revised drawings; hearing closed.

361-57-BZ

APPLICANT—Abraham Grossman for 175 Sullivan Street Corp., owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expires December 17, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for more than 5 motor vehicles.

PREMISES AFFECTED—175 Sullivan Street, east side, 150 feet north of West Houston Street, Block 525, Lot 3, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.

For Opposition: Elsa Steinert.

ACTION OF BOARD—Laid over to February 6, 1962, at 10 A.M. for inspection and decision; applicant to advise Board as to restriction to pleasure car parking; hearing closed.

526-57-BZ

APPLICANT—Leonard F. Rothkrug for John Curran, owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expires April 8, 1963—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and manufacturing use district, the maintenance of a parking lot.

PREMISES AFFECTED—22-28 North Portland Avenue, west side, 172 feet 8 inches south of Flushing Avenue, Block 2027, Lots 34, 35, 36, 37 and 38, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for inspection and for decision; applicant to inform Board when owner has complied with previous resolution of the Board so that inspection can be made.

60-59-BZ—Vol. II

APPLICANT—Burke and Groh for Catherine, Conchetta, Philomena and James DiJorio, owners.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7i of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station to provide new accessory building, additional gas tanks and pumps and retain the uses of lubritorium, car washing (non-automatic) office and sale of accessories, minor repairs with hand tools only and the parking of cars awaiting service in the open area.

PREMISES AFFECTED—33-21 21st Street, northeast

corner of 33rd Road, Block 556, Lots 14, 15 and 18, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: None.

ACTION OF BOARD—Laid over without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

693-61-BZ

APPLICANT—Carl H. Salminen for Cosmo Pacetta, owner.

SUBJECT—Application May 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E area district, the erection of a one story building with less than the required setback for an E area district, and for use as a refreshment stand for the sale of soda, candy, cigarettes, frankfurters and sandwiches, sale of fishing bait and tackle, boat rental and installation of two gasoline tanks and two pumps for the refueling of boats.

PREMISES AFFECTED—120 Beach 9th Street, east side, (361.38 feet mapped) 366.53 feet south of Seagirt Avenue, Block 15612, Lot 55, Far Rockaway, Borough of Queens.

APPEARANCES—

For Applicant: Cosmo Pacetta and Robert Shaynak.

For Opposition: Samuel Bodian for Park Dept.

ACTION OF BOARD—Laid over to February 14, 1962, at 10 A.M. for inspection and for decision if the new Zoning Resolution is amended to permit the Board to Act; Park Department to furnish the Board with an application form for concessionaires; hearing closed.

1376-61-BZ

APPLICANT—Samuel Carr for Franshir Realty Company, Incorporated, owner.

SUBJECT—Application August 28, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use district, for a stated term of years, the maintenance of a parking lot for the employees and employers cars of the factory building on Lot 1 of Block 228.

PREMISES AFFECTED—47-33 37th Street, east side, 240 feet north of 48th Avenue, Block 228, Lot 16, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Samuel Carr.

For Opposition: Robert Schulz, Stephaniel Lawrence, Joseph Lawrence, Morris Weissman and Anne Phillips.

For Administration: John J. Saunders, Board of Education.

ACTION OF BOARD—Laid over, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1403-61-BZ

APPLICANT—J. Jacques Stone for Michael Tuch Foundation Incorporated, owner.

SUBJECT—Application September 5, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing one story building, from garage, to a warehouse, with packaging, mailing, shipping and office, for a temporary term of ten (10) years.

PREMISES AFFECTED—560 St. Johns Place, south side, 283 feet 8 inches east of Classon Avenue, Block 1178, Lot 24, Borough of Brooklyn.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

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1421-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Carnegie Endowment for International Peace, owner; Chazen's Garage, Incorporated, lessee.

SUBJECT—Application September 11, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a restricted retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—335 East 46th Street, north side, 225 feet west of First Avenue, Block 1339, Lot 17, Borough of Manhattan.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for hearing, at request of the applicant.

1439-61-BZ

APPLICANT—John J. Tricarico for Glen Terrace Caterers, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension of the proposed accessory parking to an existing catering establishment into the residence portion of the premises.

PREMISES AFFECTED—5305-5315 Avenue N, north side, 40 feet east of East 53rd Street, 1599 East 53rd Street, Block 7878, Lots 4, 7 and 11, Borough of Brooklyn.

APPEARANCES—

For Applicant: John J. Tricarico and Robert P. Marone.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1447-61-BZ

APPLICANT—Burke and Groh for Jamaica 169th Street Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, C area district, on a plot presently occupied with a frame dwelling, the erection of a one story building for use as a warehouse and office with parking and unloading area, the proposed building exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—170-10 93rd Avenue, south side, 75.06 feet east of 170th Street, Block 10219, Lot 3, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: Grace Gaghan, Philomena Mignardi and Thelma Mooring.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1450-61-BZ

APPLICANT—Leonard F. Rothkrug for Bayview Apartments, Incorporated, owner.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Sections 19B (d) and 21 of the Zoning Resolution, to permit in a residence use, F area district, the reduction of a 124 car accessory garage in an existing multiple dwelling, to a 36 car garage and the alteration of the garage space into 16 apartments thereby exceeding the gross floor area and the permitted area coverage.

PREMISES AFFECTED—84-50 169th Street, west side, 165.01 feet north of Gothic Drive, Block 9860, Lot 40, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: Frances Danenmaier, Susanne Herz, Evelyn Fels, Catherine L. Beckert, Helen T. Raudenbush, Hilde Frankl, Helen Kamen, George Meyer, Robert O. Foernsler and Pierre Deal.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1451-61-A

APPLICANT—Leonard F. Rothkrug for Bayview Apartments, Incorporated, owner.

SUBJECT—Application September 8, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for a variation of Section 34, Subdivision 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—84-50 169th Street, west side, 165.01 feet north of Gothic Drive, Block 9860, Lot 40, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1462-61-BZ

APPLICANT—Henry Wolinsky for Wilfred L. Roger, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G area district, the maintenance of a two car accessory garage to a one family dwelling that encroaches on the rear lot line.

PREMISES AFFECTED—20 Shore Road, northeast corner of Pelham Bay Parkway, Block 5651, Lot 10, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Wolinsky.

For Opposition: None.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for hearing, at request of applicant, to submit new decision of the Borough Superintendent and to send twenty-day notices to those owners in the area of notification.

1596-61-BZ

APPLICANT—George Rusciano for Crest Towers and Salvator Realty Corporation, owners.

SUBJECT—Application October 20, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a local retail use, D area district, the erection of a one story and basement building for use as bowling alleys with cocktail lounge and a snack bar, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—3955 Baychester Avenue, 1950 Strang Avenue, southwest corner, Block 4954, Lots 18, 38 and 42, Borough of The Bronx.

APPEARANCES—

For Applicant: George Rusciano and Robert J. Crinnion.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

66-38-BZ—Vol. I

APPLICANT—Mazza and Seccia for First Leasing Corp., owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired December 18, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a local retail use

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district, the change of location of curb cut for reduced parking lot.

PREMISES AFFECTED—350 Avenue of the Americas and 88-90 Washington Place, northeast corner, Block 552, part of Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: Eugene M. Seccia.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on November 9, 1938, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened from time to time to amend the resolution and extend the term of the variance and last extended on December 18, 1956 for a term of five (5) years; and

WHEREAS, the applicant states that the surrounding area at the site is substantially unchanged and the use, height and area districts have not been changed since the issuance of the last certificate of occupancy; namely, local retail use district, C area and 1¼ height district; that the designation under the amended resolution is C1-1; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation December 18, 1961; and

WHEREAS, this application was reopened on December 19, 1961, and set for hearing on January 30, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated October 19, 1961, acting on Alt. Applic. 208-54, reads:

"1. Contrary to Cal. #66-38-BZ to extend use of parking lot."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on November 9, 1938, as amended through December 18, 1956, only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five (5) years from the date of this *amended* resolution, to permit . . .; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

530-42-BZ—Vol. III

APPLICANT—Mazza and Seccia for Edward Rudin and Henry Rudin, owners.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance expired October 23, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a local retail use district, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—358-374 Avenue of the Americas, east side, from Washington Place to Waverly Place, 126-130 Waverly Place and 87 Washington Place, Block 552, Lot 37, Borough of Manhattan.

APPEARANCES—

For Applicant: Eugene Seccia.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on November 14, 1950, this application, Volume III was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the surrounding area at the site is substantially unchanged and the use, height

and area districts have not been changed since the issuance of the last certificate of occupancy; namely, local retail use district, C area district and 1¼ height district; that the new designation under the new resolution is C1-1; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation October 23, 1961; and

WHEREAS, this application was reopened on December 19, 1961, and set for hearing on January 30, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated October 19, 1961, acting on Alt. Applic. 1347-50, reads:

"1. Contrary to Cal. #530-42-BZ to extend use of parking lot."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on November 14, 1950, as amended through October 23, 1956 only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five (5) years from the date of this *amended* resolution, to permit . . .; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

799-51-BZ—Vol. I

APPLICANT—Lama, Proskauer and Prober for the A. L. F. Realty Company, Inc., owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired June 11, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in the residence use portion of a lot located in a residence and business use district, the parking of patrons' cars on unbuilt portion of lot.

PREMISES AFFECTED—1380-1392 Rockaway Parkway, west side, 204 feet 10 inches south of Farragut Road and 1019-1039 East 96th Street, Block 8165, Lots 21 and 48, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on June 24, 1952, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the term of the variance extended for a term of five years on June 11, 1957; and

WHEREAS, the applicant requests the reopening of the subject calendar number in order to extend the term of variance for an additional period of five years; that the present zoning is business, residence, D, 1—no change; that there have been no substantial changes on the site or within the affected area; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation June 11, 1962; and

WHEREAS, this application was reopened on December 19, 1961 and set for hearing on January 30, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this publication on January 30, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated October 25, 1961 acting on Alt. Applic. No. 3324-51, reads:

"1. Since the term of variance granted by the Board

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REGULAR MEETING

TUESDAY AFTERNOON JANUARY 30, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

258-44-SM

APPLICANT—Bowman Steel Corp., for American Steel Band Co., owner.

APPEARANCES—

For Applicant: Eugene F. Beshears.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

258-44-SM—Amendment to a resolution as to additional trade name.

Bowman Steel Corp., for American Steel Band Co., requested that the resolution adopted July 23, 1946, under Calendar Number 258-44-SM be reopened and amended so as to include an additional trade name.

USE: Roof deck and siding.

DESCRIPTION: There has been no change in the material or in the method of manufacture from the presently approved material.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted July 23, 1946, under Calendar Number 258-44-SM be reopened and amended so that the approved deck and siding may be marketed by the Bowman Steel Corp., under the trade name of Bowman Steel Felt Cote on condition that the requirements of the resolution adopted July 23, 1946, under Calendar Number 258-44-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

594-47-SM

APPLICANT—Yonkers Concrete Products, Inc., owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

594-47-SM—Amendment to resolution as to additional sizes of cinder blocks.

Yonkers Concrete Products, Inc., Yonkers, New York, requested that the resolution adopted March 16, 1948 and amended at various times through May 3, 1960, under Calendar Number 594-47-SM be reopened and amended so as to include additional sizes of cinder blocks.

USE: Cinder block for masonry construction.

DESCRIPTION—The block is made of the same material and in the same manner as the blocks presently approved

of Standards and Appeals under Cal. #799-51-BZ, Vol. I expires on June 11, 1962, any further extension of the term of variance is therefore referred back to the Board."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on June 24, 1952, as amended through June 11, 1957 only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

137-56-BZ

APPLICANT—Leonard F. Rothkrug for Frank Ward, owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and local retail use district, the maintenance of a parking lot for non-transient parking of motor vehicles.

PREMISES AFFECTED—238-240 McDougal Street, south side, 100 feet east of Rockaway Avenue, Block 1534, Lot 7, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on January 15, 1957, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that Certificate of Occupancy No. 156356 was issued June 21, 1957 in accordance with the Resolution of the Board, to expire January 15, 1962; that there have been no changes in zone and no change in the character of the area nor new buildings constructed; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation January 15, 1962; and

WHEREAS, this application was reopened on December 19, 1961 and set for hearing on January 30, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on January 30, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 8, 1961 acting on Alt. Applic. No. 204-56, reads:

"1. The parking of motor vehicles (pleasure type non-transient motor vehicles) partly in a residence use district and partly in a Local Retail use district is contrary to Art. II Sec. 3 and Sec. 4c of the Zoning Resolution.

Note: This application was granted under Cal. #137-56-BZ which expires Jan. 1962."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on January 15, 1957, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

Adjourned 2:50 P.M.

JAMES P. MULROY, Secretary

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under this calendar number.

INSPECTION AND TEST: The blocks were tested in accordance with the requirements of the Masonry Rules of the Board at Manhattan College. The blocks successfully met all requirements. The report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted March 16, 1948, and amended at various times through May 3, 1960, under Calendar Number 594-47-SM be reopened and amended so as to include the following sizes of cinder blocks:

Hollow Cinder: 3 x 9 x 18 inches; 4 x 9 x 18 inches and 6 x 9 x 18 inches.

Solid Cinder: 4 x 9 x 18 inches; 6 x 9 x 18 inches; 8 x 9 x 18 inches and 12 x 8 x 16 inches on condition that the requirements of the resolution adopted March 16, 1948, and amended at various times through May 3, 1960, under Calendar Number 594-47-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

502-53-SM

APPLICANT—Smith and Kanzler Corporation, owner.
APPEARANCES—

For Applicant: Lee C. Jenne.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

502-53-SM—Amendment to resolution as to additional form of fire resistive floor and/or ceiling construction and fireproofing of columns.

Smith and Kanzler Corp., Linden, New Jersey, requested that the resolution adopted December 4, 1956, and amended through July 18, 1961, under Calendar Number 502-53-SM be reopened and amended so as to include additional fire resistive floor and/or ceiling construction and for fireproofing of columns.

USE: Sprayed asbestos fireproofing for floor and/or roof construction and for columns.

DESCRIPTION: There has been no change in the basic material from that previously approved, the difference being in the thickness to which it is applied to the beam and to the underside of the steel floor units and to the column.

INSPECTION AND TEST: The material was tested at the Underwriters Laboratory as a component part of a complete floor and ceiling construction in accordance with the requirements of C26-588.0 through C26-590.0 and C26-609.0 Administrative Building Code. The material was also tested in accordance with the requirements of C26-593.0 through C26-599.0 Administrative Building Code as to the fireproofing of columns.

The floor and ceiling construction was as follows:

The floor consisted of alternate sections of 16 gauge fluted sections and 16-16 gauge cellular sections, all welded to the supports. A structural concrete is then poured to a thickness of 2½ inches over the top plane of the floor units, where the floor units rest on the supporting beam, a cover plate of 16 gauge steel, 5¾ inches wide is welded to the floor units on 12 inch centers.

The sprayed asbestos "Spraycraft" is then applied to a thickness of ¾ inch to the floor, following the flat of the

deck and to a thickness of 1½ inches in the valleys of the cellular units. The beam is protected by ⅞ inch of Spraycraft applied directly to and following the contour of the beam.

During the course of the test the floor units were stressed to 18,000 PSI and the beam to 20,000 PSI.

The beam successfully met the fire resistive tests required for a 3 hour fire resistive beam protection, and the floor construction for a 2 hour fire resistive floor construction. The complete report is on file with and is part of the record.

The column was tested with 3 inches of Spraycraft applied directly to and following the contour of the column and successfully met the requirements of a 4 hour fire resistive column. The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted December 4, 1956, and amended through July 18, 1961, under Calendar Number 502-53-SM be reopened and amended so as to permit the use of the material Spraycraft as a fire resistive covering on columns provided that the material is applied to a thickness of 3 inches following the contour of the column, and shall be protected as required under C26-613.0 with the added precaution that the protective covering shall apply in all instances and not only in locations as specified under C26-613.0 Administrative Building Code on condition that the construction comply with Drawings R2923-12 which is on file with and is part of the record.

The Committee further recommends that the floor and/or ceiling as herein described and as shown on Drawing R2923-10 which is on file with and is part of the record as a 2 hour fire resistive floor and/or ceiling construction and a 3 hour fire resistive beam protection. The Committee further recommends that the beam herein described may be used with any floor construction, previously approved under this application, that has been granted a 3 hour fire resistive floor construction in order to obtain a 3 hour fire resistive floor construction with a 3 hour fire resistive beam protection on condition that the requirements of the resolution adopted December 4, 1956, and amended through July 18, 1961, under Calendar Number 502-53-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

679-53-SM

APPLICANT—W. R. Grace and Co., Dewey and Almy Chemical Division, owner.

APPEARANCES—

For Applicant: Walter Adler, Jr.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

679-53-SM—Amendment to resolution as to increase in the amount of Darex.

W. R. Grace and Co., Dewey and Almy Chemical Division, requested that the resolution adopted June 23, 1959, under Calendar Number 679-53-SM be reopened and amended so as to permit an increase in the amount of Darex that may be used in portland cement concrete.

USE: Air entraining agent.

MINUTES

DESCRIPTION: There has been no change in the formulation of the material.

INSPECTION AND TEST: The applicant has submitted test reports showing that the increase in the amount of Darex up to 3 ounces per sack of cement still maintained compressive strength greater than 80 percent of non air entrained concrete.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted June 23, 1959, under Calendar Number 679-53-SM be reopened and amended so as to allow an increase in the amount of Darex up to 3 ounces per sack of cement on condition that the requirements of the resolution adopted June 23, 1959, under Calendar Number 679-53-SM are complied with. (Not to be used in conjunction with an air entrained cement.)

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

313-54-SM

APPLICANT—National Gypsum Company, owner.
APPEARANCES—

For Applicant: John K. Hovind.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
313-54-SM—Amendment to resolution as to additional asbestos.

National Gypsum Co., Buffalo, New York, requested that the resolution adopted April 2, 1957, and amended through December 2, 1958, under Calendar Number 313-54-SM be reopened and amended so as to include additional asbestos shingles.

USE: Asbestos siding shingles.

DESCRIPTION: The shingles are manufactured of the same material as the shingles presently approved, the difference being in the size, color and surface texture.

The shingle known as Classic-Shake Siding is 12 inches high by 24 inches long with straight edges. Classic-Shake "32" is 14 $\frac{1}{4}$ inches high by 32 inches long with straight edges and the Classic "32" Clapboard is 9 inches high by 32 inches long with straight edges.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted April 2, 1957, and amended through December 2, 1958, under Calendar Number 313-54-SM be reopened and amended so as to include the additional shingles as herein described on condition that the requirements of the resolution adopted April 2, 1957, and amended through December 2, 1958, under Calendar Number 313-54-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

561-54-SA

APPLICANT—Design and Manufacturing Corp., owner.
APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
561-54-SA—Amendment to resolution as to additional model of dishwasher and additional trade name and change of corporate name.

Design and Manufacturing Corp., Connorsville, Indiana, requested that the resolution adopted November 3, 1954, and amended October 1, 1957, under Calendar Number 561-54-SA be reopened and amended so as to include an additional model of dishwasher, additional trade name and change of corporate name.

USE: Automatic dishwasher.

DESCRIPTION: The requested dishwasher Model MM-24DW is basically the same as the presently approved model, differing only in styling, trim and name. There has been no change in the water supply inlet feature.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted November 3, 1954, and amended October 1, 1957, under Calendar Number 561-54-SA be reopened and amended so as to include the model MM-24DW Automatic Dishwasher and permission to market this model by the Tennessee Stove Works under the trade name of Modern Maid Dishwasher on condition that the requirements of the resolution adopted November 3, 1954, and amended October 1, 1957, under Calendar Number 561-54-SA be complied with.

The Committee further recommends that, as the Design and Manufacturing Corp., Connorsville, Indiana, has submitted an affidavit showing that, that organization has acquired all assets from American Kitchens Division Avco Manufacturing Corp., that the owner-manufacturer of the equipment approved under Calendar Number 561-54-SA shall now be known as Design and Manufacturing Corp.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

1009-54-SM

APPLICANT—Bowman Steel Corporation for American Steel Band Company, owner.

APPEARANCES—

For Applicant: Eugene F. Beshears.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
1009-54-SM—Amendment to resolution as to additional trade name.

Bowman Steel Corp., for American Steel Band Co., requested that the resolution adopted November 22, 1955 and

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amended January 17, 1961, under Calendar Number 1009-54-SM be reopened and amended so as to include an additional trade name.

USE: Incombustible roof deck.

DESCRIPTION: There has been no change in the material or method of manufacture from the material presently approved.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted November 22, 1955, and amended January 17, 1961, under Calendar Number 1009-54-SM be reopened and amended so that the approved deck may be marketed by Bowman Steel Corp., under the trade name of Bowman Steel Deck Type P and Type R, on condition that the requirements of the resolution adopted November 22, 1955, and amended January 17, 1961, under Calendar Number 1009-54-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

1012-54-SM

APPLICANT—Bowman Steel Corporation for American Steel Band Co., owner.

APPEARANCES—

For Applicant: Eugene F. Beshears.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
1012-54-SM—Amendment to resolution as to additional trade name.

Bowman Steel Corp., for American Steel Band Co., requested that the resolution adopted September 20, 1960, under Calendar Number 1012-54-SM be reopened and amended so as to include an additional trade name.

USE: Insulated veneering panel.

DESCRIPTION: There has been no change in the material or in the method of manufacture from the presently approved material.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted September 20, 1960, under Calendar Number 1012-54-SM, be reopened and amended so that the approved deck may be marketed by the Bowman Steel Corporation under the trade name of Bowman Steel Insulated Wall Panel, on condition that the requirements of the resolution adopted September 20, 1960 under Calendar Number 1012-54-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

682-56-SM

APPLICANT—Bestwall Certain-teed Sales Corporation, owner.

APPEARANCES—

For Applicant: Chester E. Abbey and C. Martin.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
682-56-SM—Amendment to resolution as to additional trade names.

Bestwall Certain-teed Sales Corp., Ardmore, Pa., requested that the resolution adopted May 21, 1957, and amended through June 27, 1961, under Calendar Number 682-56-SM be reopened and amended so as to permit the approved gypsum products to be marketed under additional trade names.

USE: Gypsum board and tile.

DESCRIPTION: There has been no change in the material nor in the method of manufacture.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted May 21, 1957, and amended through June 27, 1961, under Calendar Number 682-56-SM be reopened and amended so as to permit the gypsum products approved under this calendar number to be marketed by Johns-Manville under the following trade names, Johns-Manville Regular Gypsum Wallboard, Johns-Manville Foil-back Wallboard, Johns-Manville Wood Grain Wallboard and Johns-Manville Vinyl Faced Wallboard on condition that the requirements of the resolution adopted May 21, 1957, and amended through June 27, 1961, under Calendar Number 682-56-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

820-57-SM

APPLICANT—Bowman Steel Corporation for American Steel Band Co., owner.

APPEARANCES—

For Applicant: Eugene F. Beshears.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
820-57-SM—Amendment to resolution as to additional trade name.

Bowman Steel Corp., for American Steel Band Co., requested that the resolution adopted September 20, 1960, under Calendar Number 820-57-SM be reopened and amended so as to include an additional trade name.

USE: Incombustible roof deck.

DESCRIPTION: There has been no change in the material or in the method of manufacture from the material presently approved.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted September 20, 1960, under Calendar 820-57-SM be reopened and amended so that the approved deck may be marketed by the Bowman Steel Corp., under the trade name of Bowman Steel Deck Type E on condition that the requirements of the resolution adopted

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September 20, 1960, under Calendar Number 820-57-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

821-57-SM

APPLICANT—Bowman Steel Corporation for American Steel Band Co., owner.

APPEARANCES—

For Applicant: Eugene F. Beshears.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
821-57-SM—Amendment to resolution as to additional trade name.

Bowman Steel Corp., for American Steel Band Co., requested that the resolution adopted September 20, 1960, under Calendar Number 821-57-SM be reopened and amended so as to include an additional trade name.

USE: Incombustible roof deck.

DESCRIPTION: There has been no change in the material or in the method of manufacture from the presently approved material.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted September 20, 1960, under Calendar Number 821-57-SM be reopened and amended so that the approved deck may be marketed by the Bowman Steel Corp., under the trade name of Bowman Steel Deck Type N on condition that the requirements of the resolution adopted September 20, 1960, under Calendar Number 821-57-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

496-58-SA

APPLICANT—A. O. Smith Corporation, owner.

APPEARANCES—

For Applicant: Paul P. Toth.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
496-58-SA—Amendment to resolution as to additional models of gas fired water heaters.

A. O. Smith Corporation, Kankakee, Illinois, requested that the resolution adopted October 14, 1958, and amended through June 6, 1961, under Calendar Number 496-58-SA

be reopened and amended so as to include additional models of gas fired water heaters.

USE: Gas fired water heaters.

DESCRIPTION: The requested models are basically the same as the presently approved heaters differing only as to trim. The requested models have been approved by the American Gas Association.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted October 14, 1958, and amended through June 6, 1961, under Calendar Number 496-58-SA be reopened and amended so as to include the following gas fired water heaters Models 150.4330, 150.4349, 150.4331, 150.4336, 150.4332, 150.4350, 150.4323, 150.4327, 150.4324, 150.4328 and 150.4329 on condition that the requirements of the resolution adopted October 14, 1958, and amended through June 6, 1961, under Calendar Number 496-58-SA are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

16-59-SM

APPLICANT—Erico Products, Inc., owner.

APPEARANCES—

For Applicant: Clarke Tryon.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
16-59-SM—Amendment to resolution as to additional channel clip.

Erico Products, Inc., Cleveland, Ohio, requested that the resolution adopted May 19, 1959, under Calendar Number 16-59-SM be reopened and amended so as to include an additional channel clip.

USE: Clip used to support #8 wire from lathers channels.

DESCRIPTION: The Gat Channel Clip is made of 20 gauge spring steel, 1 7/32 inches long by 5/8 inch wide. The clip is so designed that the wire is adjustable to provide proper leveling and when pressure is released the clip automatically locks the wire in a set position.

The clip is so designed that it will fit 3/4 inch, 1 1/2 inch and 2 inch lathers channels with a maximum flange width of 5/8 inch. This is accomplished by the tab located under the flange that contacts the inner face of the channel so that the hole for the #8 wire is always in the proper position against the outer face of the channel.

INSPECTION AND TEST: Samples of the clip were examined by Assistant Engineer J. A. Darts, and the clip was tested to a maximum average load of 1120 pounds on wide channels, 540 pounds on narrow channels and 525 pounds on acoustical tees. The reports are on file with the application.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted May 19, 1959, under Calendar Number 16-59-SM be reopened and amended so as to include the additional clip known as Gat 2-B-L Channel Clip on condition that the requirements of the resolution adopted May 19, 1959, under Calendar Number 16-59-SM be complied with.

The Committee further recommends that when rods are

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used in conjunction with the clamps, they shall be of non-ferrous material but not to include aluminum.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

97-59-SA

APPLICANT—Waste King Corporation, owner.

APPEARANCES—

For Applicant: Walter A. Young.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

97-59-SA—Waste King Corporation, Los Angeles, filed for approval of the appliance known as Wasteking Dishwasher: Custom and Deluxe Models under the provisions of the Submerged Inlet Rules of the Board.

USE: Automatic dishwasher.

DESCRIPTION: The appliance is a standard automatic dishwasher. The washer is equipped with a thermostat pre-set at 160°F which controls the operation of a heating element which provides 160°F rinse water. The heating element is a 1350 watt, thermostatically controlled, rod type element. An added safety feature is a safety switch which automatically stops operation of the machine when the door is opened.

Both the water supply inlet line and the drain line are protected by an air gap.

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts, and it was noted that the appliances were equipped with the required air gap. The appliance has been approved by the Underwriters' Laboratories and the City of Los Angeles.

The Committee has decided to accept these approvals in lieu of requiring additional tests.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Wasteking Dishwashers, Custom and Deluxe Models for voluntary use in New York City when installed as herein described with a minimum of 1½ inch air gap on condition that all electrical work shall comply with the Electrical Code of the City of New York and each appliance bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 97-59-SA".

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

591-60-SM

APPLICANT—Solite Corporation, owner.

APPEARANCES—

For Applicant: Tom Holm and Tom Myer.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Not Voting: Commissioner Fox 1

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

591-60-SM—Amendment to resolution as to additional plants. Solite Corp., Richmond, Va., requested that the resolution adopted April 18, 1961, under Calendar Number 591-60-SM be reopened and amended so as to include additional plants at which the material Solite is processed.

USE: Aggregate for concrete.

DESCRIPTION: The material is the same as that produced at the applicants plant at Bremono Bluff, Va., and the process is the same. The additional plants located at Aquadale, North Carolina, were inspected by Vice Chairman E. W. Kleinert and Director W. A. Nolan, and the plant at Saugerties, New York, was inspected by Director W. A. Nolan and Deputy Director S. Sheer.

RECOMMENDATION: In view of the favorable report of the Committee; the Committee on Test recommends that the resolution adopted April 18, 1961, under Calendar number 591-60-SM be reopened and amended so as to include the material Solite as manufactured at the applicants additional plants located at Aquadale, North Carolina and Saugerties, New York, on condition that the requirements of the resolution adopted April 18, 1961, under Calendar Number 591-60-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

485-61-SA

APPLICANT—Fiese and Firstenberger Manufacturing, Incorporated, owner; Frank A. Kristal and Ass'n., agent.

APPEARANCES—

For Applicant: Edward Newcott.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

485-61-SA—Fiese and Firstenberger Mfg., Inc., Fresno, California, filed for approval of the appliance known as Floway Fuel Handling Pump, Model VF under the provisions of Article 8, Chapter 19 Administrative Code and the Oil Burner Rules of the Board.

USE: For pumping flammable or combustible liquids from large storage tanks.

DESCRIPTION: The Floway multi-stage vertical turbine pumps are designed to transfer volatile fluids from underground or above ground storage tanks. These fluids may be gasoline, diesel fuel, fuel oil or other flammable liquids.

The pumping unit consists of a cast iron or fabricated steel discharge head with base machined and drilled for mounting on a tank flange. The discharge connection is a standard ASA type flange. The discharge head is fitted with a mechanical seal to prevent vapor or flammable fluid from escaping. The mechanical seal is equipped with a by-pass to prevent vapor lock at the seal faces. The discharge head also has a by-pass to return fluid back to the tank in case the pump is operated at shut off or if discharge valves are closed.

MINUTES

The column pipe consists of standard weight steel pipe with bronze bearing retainers on 5 foot intervals for speeds over 2200 rpm and 10 foot intervals for speeds under 2200 rpm. The shaft is stainless steel.

The turbine pump consists of single stage or multi stage bowl assembly consisting of cast iron bowls, bronze impellers, bronze bearing and stainless steel pump shaft. The bell suction inlet is furnished with strainers or sediment guards.

The motors are either vertical hollow shaft or vertical solid shaft with thrust bearings. The motors are explosion proof type.

INSPECTION AND TEST: All data was examined by Assistant Engineer G. F. Sklenarik.

An aircraft refueling pump of this type was tested and accepted by the U. S. Army Engineer Research and Development Laboratories, Fort Belvoir, Va.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Floway Fuel Handling Pump, Model VF for use in New York City under the provisions of Article 8, Chapter 19 Administrative Code and the Oil Burner Rules of the Board provided that each pump shall bear a label, permanently affixed, reading, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 485-61-SA," and further that all electrical installation work shall be done in accordance with the Electrical Code of the City of New York.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

700-61-SM

APPLICANT—William S. Elliott for Virginia Lightweight Aggregate Corp., owner; M. F. Hickey Company, Incorporated, agent.

APPEARANCES—

For Applicant: William S. Elliott.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
700-61-SM—William S. Elliott for Virginia Lightweight Aggregate Corp., Roanoke, Va., filed for approval of the material known as Weblite (lightweight aggregate) under the provisions of C26-178.0.b, C26-10.0, C26-38.0.a.b.c.d.f.g., C26-315.0, C26-361.0, C26-363.0, C26-364.0, C26-365.0, C26-468.0 through C26-509.0, C26-522.0, C26-575.0, C26-620.0, and C26-630.0.

USE: Aggregate used in concrete.

DESCRIPTION: Weblite is an expanded lightweight aggregate produced from Watauga Shale from the Cambrian era at Webster, Virginia, 10 miles east of Roanoke, Virginia.

The raw shale is mined by tractor-scraper from a large open pit mine. The shale bed is stratified and dips about 60° from the horizontal. After primary crushing, the shale is stored in a large storage shed to insure a uniform and adequate supply during inclement weather. The shale is removed as needed from the storage shed, screened and accurately sized for the sintering process.

About 8% by weight of solid fuel, screened to minus $\frac{1}{8}$ ", is added to the sized shale and mixed in a pelletizing

drum with a controlled addition of water sufficient to produce a range of pellets. The "pelletized" mixture is distributed on the continuously moving sintering machine pallets, which passes the sinter bed under the ignition furnace and over the downdraft suction boxes. Ignition begins on the top of the bed and burns downward in a thin horizontal zone as the bed passes over the 66 feet of suction chamber. The solid fuel furnishes heat necessary for incipient fusion. As the shale reaches the pyroplastic condition, a portion of the evolved gasses are sealed into the individual shale particles by the chilling action of the flow of air through the bed as the sintering action progresses to the bottom of the bed. The sintered conglomerate is crushed immediately to approximately 8" size and smaller, this facilitates the cooling of the hot material. The aggregate is then conveyed to a large storage pile for complete cooling.

The cooled aggregate is reclaimed, crushed and screened to proper size for shipment.

INSPECTION AND TEST: A comprehensive range of tests was determined upon by the Committee on Test. These tests included the following: Compressive strength, unit weight, modulus of elasticity, flexure strength, bond strength and determination of the properties of Weblite when in flexure and subjected to fire. These tests were conducted on various water-cement ratios so as to give sufficient data to plot all curves necessary to evaluate the properties of Weblite as an aggregate for concrete as accepted in general engineering practice.

All steel used for reinforcing conformed to the requirements of ASTM A-15 and A-305.

The complete report of the tests with all graphs are on file with and is part of the record. These tests were conducted by the Froehling & Robertson Inc., and Protexol Testing Laboratories.

RECOMMENDATION: Since it is the general intention of the applicant to apply for the approval of Weblite (a lightweight aggregate) as an all purpose aggregate for plain concrete average A and B concrete and controlled concrete, the Committee has taken into consideration only those sections of the Code pertaining to those classifications.

On this basis and the tests and the data supplied by the applicant, The Committee on Test, under the provisions of C26-3.0, C26-4.0, C26-189.0 and C26-191.0 Administrative Building Code, draws the following conclusions and recommends as follows in so far as granting approval under the various sections of the Administrative Building Code.

1. Section C26-10.a.b.—The Committee is of the opinion that Weblite may be classed under the heading of Aggregate.

2. C26-315.0—Aggregates for reinforced concrete. The Committee is of the opinion, that under C26-189.0.C—Weblite be approved as an aggregate for reinforced concrete as it meets the Standard Specifications for Light Weight Aggregate for Concrete ASTM Designation C331-53 and accordingly recommends approval under C26-315.0.

3. C26-361.0—The Committee recommends the approval of Weblite as an aggregate for plain concrete and if a mix described under C26-365.0 is used, the Committee further recommends that the allowable working stresses be increased to 25% of the ultimate compressive strength.

4. C26-363.0—The Committee is of the opinion that the allowable working stresses used in the design of reinforced concrete structures may be established under C26-364.0 and C26-365.0 when using Weblite as an aggregate and accordingly recommends the approval under C26-363.0.

5. C26-364.0—Controlled Concrete Proportions and Allowable Working Stresses—The Committee is of the opinion that the material Weblite may be used as an aggregate for controlled concrete and recommends approval as such.

6. C26-365.0—Average Concrete—Proportions and Allowable Working Stresses. The Committee is of the opinion, that, on the basis of the strength shown in the test and as C26-365.0.b does not prohibit the use of average concrete of different mix proportions provided the working stresses conform to the values as set forth under C26-365.3; Weblite

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be recommended for approval as an aggregate for average concrete and the working stresses of which shall conform to the Table of Allowable Working Stresses as set forth under C26-365.3.

7. C26-468.0 through C26-509.0 (Reinforced Concrete Construction)—The Committee is of the opinion that Weblite meets the requirements of C26-468.0 through C26-509.0 and recommends the approval of Weblite as an aggregate for reinforced concrete.

10. C26-630.0—The Committee recommends the approval of Weblite as a top-filling as meeting the requirements of C26-630.0.

11. C26-620.0—The Committee is of the opinion that Weblite may be used under the provisions of C26-620.0.

The Committee on Test therefore recommends the approval of the material known as Weblite (lightweight aggregate) under the provisions of the Administrative Building Code as mentioned herein, on condition that each shipment of Weblite be accompanied by a bill of lading bearing the following statement "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 700-61-SM," and further that the design mixes with the corresponding Modulus of Elasticity of Concrete for the various strengths be as follows:

P.S.I.	EC
2800	— 1,990,000
3000	— 2,060,000
3500	— 2,260,000
4000	— 2,440,000

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

788-61-SA

APPLICANT—York-Shipley, Incorporated, owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 788-61-SA—York-Shipley Inc., York, Pa., applied for approval of the appliance known as York-Power Combination Oil and Gas Burner Models F-60, F-100, F-125, F-150, F-225, F-350, F-400, F-500 and F-600 under the provisions of C19-57.0 Administrative Code, the Oil Burner Rules of the Board and Article 12, Administrative Building Code.

USE: Conversion burners for steam or hot water boilers.

DESCRIPTION: The York-Power combination burners are designed to burn either light oil and gas fuel in which case the oil burner is of the pressure atomizing type or they are designed to burn heavy oil and gas fuel in which case the oil burner is of the air atomizing type. When heavy oil is used the oil is preheated by means of approved electric and steam or hot water preheaters, and an air compressor is used for air atomization.

The gas burners are of the ring type and are interlocked so that they cannot operate simultaneously with the oil burners.

The combination burner firing head is made for attachment to the boiler combustion chamber. It consists of a

wind box, oil burner nozzle, ring type gas burner and the ignition assembly.

Also there is a burner chassis that carries an electric motor that is used to belt drive a centrifugal blower fan which delivers combustion air adjusted by automatic damper control. This same motor serves to drive the fuel pump and, when used, the air compressor.

The oil burners on the F-60 through F-125 Models have electric ignition, a limit control, and quick acting electronic combustion control for flame failure safeguard.

The Models F-150 through F-600 light oil and all heavy oil models have the same safety controls but employ gas-electric ignition. The heavy oil burners in addition have a cold oil safety switch.

All gas burners have gas-electric ignition, limit control, gas safety shut off valve with quick acting electronic combustion control.

The oil firing rate varies from 20 gallons per hour for the F-60 to 45 gallons per hour for the Model F-600. Corresponding gas rate is 3,000 cubic feet per hour to 25,000 cubic feet per hour.

The numeral in the model designation indicates the maximum boiler horsepower rating for which the burner is designed.

INSPECTION AND TEST: All data was examined by Assistant Engineer G. F. Sklenarik.

The Model F combination burners have been tested and approved by Underwriters Laboratories File MP 956.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as York-Power Combination Oil and Gas Burner Models F-60, F-100, F-125, F-150, F-225, F-350, F-400, F-500 and F-600 under the provisions of C19-57.0 Administrative Code, the Oil Burner Rules of the Board and Article 12, Administrative Building Code provided that each burner shall bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 788-61-SA".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

1258-61-SM

APPLICANT—Colonial Sand and Stone Company, Incorporated, owner.

APPEARANCES—

For Applicant: Frank L. Kelly.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 1258-61-SM—Colonial Sand and Stone Co., New York, filed for approval of the material known as Colite (lightweight aggregate) under the provisions of C26-178.0.b, C26-10.0, C26-38.0.a.b.c.d.f.g, C26-315.0, C26-361.0, C26-363.0, C26-364.0, C26-365.0, C26-468.0 through C26-509.0, C26-522.0, C26-575.0, C26-620.0 and C26-630.0.

USE: Aggregate used in concrete.

DESCRIPTION: Colite is a trade name for a manufactured shale aggregate produced by the Colonial Sand & Stone Co.,

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Inc. with quarries and plant at Kingston, New York. This is to be a light weight material.

This high quality shale is mined by the open process. Raw material is trucked to the crushers in dump trucks where it is crushed and graded. Material is then transported to the pelletizing mixer where same is mixed with coal and water to the proper consistency. After this it is then fed to a travelling grate. The charge then travels under an ignition hood where flame applied to the top surface ignites the charge. During the ignition, a fan draws air for combustion down through the charge and burning continues as the grate travels from the ignition hood over a succession of wind boxes where fans draw the air down through the grate causing the charge to burn downward until the charge is completely clinkered when the grate reaches the discharge end of the sintering machine. The complete sintering cake or clinker is discharged from the machine over a scalping screen where the partially burnt and unsintered material is screened off. The other material then goes through the clinker cooler and hence to the crushing and screening house where same is separated into three (3) sizes. After leaving the screening house, same is then stock piled over reclaiming tunnels.

This sintering machine process is similar to that used in the manufacture of steel.

INSPECTION AND TEST: A comprehensive range of tests was determined upon by the Committee on Test. These tests included the following:

Compressive strength, unit weight, modulus of elasticity, flexure strength, bond strength and determination of the properties of Colite when in flexure and subjected to fire. These tests were conducted on various water-cement ratios so as to give sufficient data to plot all curves necessary to evaluate the properties of Colite as an aggregate for concrete as accepted in general engineering practice.

All steel used for reinforcing conformed to the requirements of ASTM A-15 and A-305.

The complete report of the tests with all graphs are on file with and is part of the record. These tests were conducted by the Jersey Testing Laboratory.

RECOMMENDATION: Since it is the general intention of the applicant to apply for the approval of Colite (a lightweight aggregate) as an all purpose aggregate for plain concrete average A and B concrete and controlled concrete, the Committee on Test has taken into consideration only those sections of the Code pertaining to those classifications.

On this basis and the tests and the data supplied by the applicant, the Committee on Test, under the provisions of C26-3.0, C26-4.0, C26-189.0, and C26-191.0 Administrative Building Code, draws the following conclusions and recommends as follows in so far as granting approval under the various sections of the Administrative Building Code:

1. Section C26-10.a.b.—The Committee is of the opinion that Colite may be classed under the heading of Aggregate.
2. C26-315.0—Aggregates for reinforced concrete. The Committee is of the opinion, that, under C26-189.0.C.—Colite be approved as an aggregate for reinforced concrete as it meets the Standard Specifications for Light Weight Aggregate for Concrete ASTM Designation C331-53 and accordingly recommends approval under C26-315.0.
3. C26-361.0—The Committee recommends the approval of Colite as an aggregate for plain concrete and if a mix as described under C26-365.0 is used, the Committee further recommends that the allowable working stresses be increased to 25 percent of the ultimate compressive strength.
4. C26-363.0—The Committee is of the opinion that the allowable working stresses used in the design of reinforced concrete structures may be established under C26-364.0 and C26-365.0 when using Colite as an aggregate and accordingly recommends the approval under C26-363.0.
5. C26-364.0—Controlled Concrete Proportions and Allow-

able Working Stresses—The Committee is of the opinion that the material Colite may be used as an aggregate for controlled concrete and recommends approval as such.

6. C26-365.0—Average Concrete—Proportions and Allowable Working Stresses. The Committee is of the opinion, that, on the basis of the strength shown in the test and as C26-365.0.b does not prohibit the use of average concrete of different mix proportions provided the working stresses conform to the values as set forth under C26-365.3; Colite be recommended for approval as an aggregate for average concrete and whose working stresses shall conform to the Table of Allowable Working Stresses as set forth under C26-365.3.
7. C26-468.0 through C26-509.0 (Reinforced Concrete Construction)—The Committee is of the opinion that Colite meets the requirements of C26-468.0 through C26-509.0 and recommends the approval of Colite as an aggregate for reinforced concrete.
9. C26-522.0—As Colite meets the requirements of C26-38.0.b.c.d.f. and g as noted in Paragraphs 5 and 6 above; the Committee is of the opinion that Colite meets the requirements of C26-575.0.
10. C26-630.0—The Committee recommends the approval of Colite as a top-filling as meeting the requirements of C26-630.0.
11. C26-620.0—The Committee is of the opinion that Colite may be used under the provisions of C26-620.0.

The Committee on Test therefore recommends the approval of the material known as Colite (lightweight aggregate) under the provisions of the Administrative Building Code as mentioned herein, on condition that each shipment of Colite be accompanied by a bill of lading bearing the following statement "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1258-61-SM" and further that the design mixes with the corresponding "n" value (ES/EC for the various strengths be as follows:

Strengths—P.S.I.

	"N"
1500	22.2
2000	19.8
2500	18.2
3000	17.4
3500	16.4
4000	15.3

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

1305-61-SM

APPLICANT—Bestwall Gypsum Company, owner; Chester E. Abbey, Bestwall Certain-Teed Sales Corporation, agent.

APPEARANCES—

For Applicant: Chester E. Abbey and C. Martin.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative:

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

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1305-61-SM—Bestwall Gypsum Co., Ardmore, Pa., filed for approval of the materials known as Bestwall Gypsum Plaster and Bestwall Gypsum Lath for use as a component part of a floor and ceiling construction under the provisions of C26-618.0 and C26-588.0 through C26-590.0 Administrative Building Code.

USE: Component part of a fire resistive floor and ceiling construction.

DESCRIPTION: The plaster has been approved under Calendar Number 685-56-SM and the lath under Calendar Number 686-56-SM.

The subject of this application is the use of these materials used in conjunction with other materials to achieve various fire resistive floor and ceiling construction.

Types 1 and 2—Consisted of steel joists, spaced in accordance to the requirements of C26-519.0 Administrative Building Code. Expanded metal lath with a $\frac{3}{8}$ " rib is used as a form for the concrete floor slab. Concrete is then poured to a depth of 2" over the mesh. To the bottom chords of the joists are wire tied $\frac{3}{4}$ " lathing channels spaced 16" on centers, and the $\frac{3}{8}$ " perforated gypsum lath is then applied and secured to the furring channels by means of lathing clips and perlite or vermiculite plaster is then applied to the face of the lath to a thickness of $\frac{5}{8}$ " for Type 1 and 1" for Type 2.

Type 3—Basically the same as 1 and 2 except that the form board and the fill are different. Rail tees spaced $32\frac{5}{8}$ " on centers are welded to the top flange of the joists and $\frac{1}{2}$ " gypsum form board is then placed between the flanges of the tees. Wire mesh 14 gauge spaced 8" and 12 gauge spaced 4" is laid transversely to the rails and formed over the rails so that the mesh was $\frac{1}{2}$ " above the form board. Gypsum concrete was then poured to a depth of $1\frac{1}{2}$ " giving a total depth of 2" including the form board. The joists were protected in the same manner as for Type 1 and 2 except that channels were spaced on 12" centers and the plaster was applied to a thickness of $1\frac{1}{4}$ ".

Type 4—Consisted of a 2" poured reinforced concrete slab over open web joists and protected with a ceiling of $\frac{3}{8}$ " perforated gypsum lath on furring channels spaced 12" on centers and $\frac{5}{8}$ " of sanded gypsum plaster. The lath was additionally supported by means of 14 gauge diagonal steel wire.

Type 5—Construction same as Type 4 except that the furring channels were spaced 16" on centers and the plaster was $\frac{1}{2}$ " perlite or vermiculite.

Type 6—Construction same as Type 5 except furring channels are spaced 12" on centers and the plaster is applied to a thickness of $\frac{5}{8}$ ".

Type 7—Consisted of a 2" poured in place reinforced concrete slab, open web steel joists and a ceiling of $\frac{1}{2}$ " perlite or vermiculite on 1" hex-mesh wire fabric and $\frac{3}{8}$ " perforated gypsum lath secured by clips to furring channels spaced 16" on centers.

Type 8—Constructed the same as Type 7 except that the furring channels were 12" on centers and the perlite or vermiculite plaster was applied to a thickness of 1".

Type 9—Consisted of steel beam, cellular floor with $2\frac{1}{2}$ " concrete topping and a suspended ceiling of $\frac{1}{2}$ " perlite or vermiculite plaster on $\frac{3}{8}$ " perforated gypsum attached to furring channels spaced 12" on centers, the lath reinforced with 14 gauge diagonal steel wire. The beam in the assembly is protected with $\frac{7}{8}$ " perlite or vermiculite plaster on the $\frac{3}{8}$ " lath—lath spaced $2\frac{3}{4}$ " below the lower flange of the beam.

Type 10—Same basic construction as Type 9 except that the furring channels are 12" on centers, the concrete topping is 2", the plaster is 1" thick and the beam is furred $3\frac{1}{2}$ " below the flange.

Type 11—Same basic construction as Type 10 except the deck is $2\frac{1}{2}$ " concrete, channels spaced 12" on center, plaster $1\frac{1}{8}$ " on ceiling and beam, and the beam is lath furred $2\frac{1}{2}$ " below the flange.

INSPECTION AND TEST: All above described types were tested at the Underwriters Laboratories or the National Bureau of Standards in accordance with the requirements of C26-588.0 through C26-590.0 and C26-609.0 Administra-

tive Building Code. The construction successfully met the requirements for the following fire resistive ratings.

Type 1—1 Hour fire resistive floor and ceiling. Types 2 and 3— $1\frac{1}{2}$ Hour fire resistive floor and ceiling. Type 4—2 Hour fire resistive floor and ceiling. Type 5— $2\frac{1}{2}$ Hour fire resistive floor and ceiling.

Types 6, 7 and 8—3 Hour fire resistive floor and ceiling. Types 9, 10 and 11—4 Hour fire resistive floor and ceiling.

RECOMMENDATION: The Committee on Test recommends the approval of the floor and ceiling construction as herein described for use in New York City, with fire resistive hourly ratings as herein shown under the title "Inspection and Test," under the pertinent sections of the Administrative Building Code on condition that all plans submitted to the Department of Buildings showing the proposed use of this construction shall be labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1305-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

1306-61-SM

APPLICANT—Bestwall Gypsum Company, owner; Chester E. Abbey, Bestwall Certain-Teed Sales Corporation, agent.

APPEARANCES—

For Applicant: Chester E. Abbey and C. Martin.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative 5

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

1306-61-SM—Bestwall Gypsum Co., Ardmore, Pa., filed for approval of the materials known as Bestwall Gypsum Plaster and Bestwall Gypsum Lath as a component part of a fire resistive partition under the provisions of C26-591.0 and C26-592.0 Administrative Building Code.

USE: Interior non load bearing partitions.

DESCRIPTION: The plaster has been approved under Calendar Number 685-56-SM and the lath under Calendar Number 686-56-SM.

The subject of this application is the use of these materials in various thickness to achieve various fire resistive ratings.

INSPECTION AND TEST: Partitions with various thickness of lath and plaster were tested at Ohio State University and the National Bureau of Standard in accordance with the requirements of C26-591.0 and C26-592.0 Administrative Building Code.

Types 1 and 2 consisted of steel studs spaced 16" on centers. $\frac{3}{8}$ " perforated gypsum lath is then attached to each face of the studs by means of clips, and then $\frac{1}{2}$ " of gypsum plaster is applied to the lath. Type 1 having perlite or vermiculite plaster and Type 2 having sanded gypsum plaster. Each partition is $4\frac{1}{4}$ " in overall thickness.

Types 3, 4 and 5 are basically the same, being a 2" solid partition consisting of 2" plain gypsum lath set in floor and ceiling runners and plastered on each face with gypsum plaster.

Type 3 has $\frac{3}{4}$ " of sanded gypsum plaster on each face of the lath. Type 4 has $\frac{3}{4}$ " perlite or vermiculite plaster on

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each face of the lath and Type 5 has 1" of perlite or vermiculite plaster on each face of the lath.

Results were as follows: Types 1 and 3—1 hour non load bearing fire resistive rating. Types 2 and 4—1½ hour non load bearing fire resistive rating. Type 5—2 hour non load bearing fire resistive rating.

RECOMMENDATION: The Committee on Test recommends the approval of materials known as Bestwall Gypsum Plaster and Bestwall Gypsum Lath for use in New York City in the construction on non load bearing fire resistive partitions on condition that the construction and fire resistive ratings be as set forth in this report under "Inspection and Test" and further that all plans submitted to the Department of Buildings showing the proposed use of the partition shall be labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1306-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Vice Chairman,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

1307-61-SM

APPLICANT—Bestwall Gypsum Company, owner; Chester E. Abbey, Bestwall Certain-Teed Sales Corporation, agent.

APPEARANCES—

For Applicant: Chester E. Abbey and C. Martin.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 1307-61-SM—Bestwall Gypsum Co., Ardmore, Pa., filed for approval of the material known as Bestwall Gypsum Plaster and Bestwall Gypsum Lath as component parts used for fireproofing of columns under the provisions of C26-593.0, through C26-595.0 and C26-599.0 Administrative Building Code.

USE: Component parts used for fireproofing of structural steel columns.

DESCRIPTION: The plaster has been approved under Calendar Number 685-56-SM and the lath under Calendar Number 686-56-SM.

The subject of this application is the use of these materials in various thickness to achieve various fire resistive ratings.

INSPECTION AND TEST: Columns with various thickness of lath and plaster were tested at the National Bureau of Standards in accordance with the requirements of C26-593.0 through C26-595.0 and C26-599.0 Administrative Building Code. Types 1, 2, 3 and 4 are basically the same, consisting of one layer of ¾" perforated gypsum lath wire tied on 15" centers and covered with sanded gypsum plaster; type 1 having ½", type 2—⅝", type 3—1⅜" and type 4—2". Type 5 and 6 were of the same basic construction as the preceding types except that a perlite or vermiculite plaster is used. Type 5 having 1" and type 6 having 1⅜".

Types 7, 8 and 9 were of the same construction consisting of two layers of ½" plain gypsum lath wire tied on 15" centers. A wire mesh of 20 gauge wire is then wrapped around the lathed column and a perlite or vermiculite plas-

ter is then applied to the mesh, type 7 having 1" and types 8 and 9 having 1½" of plaster.

Results were as follows: Type 1—1 hour fire resistive rating. Type 2—1½ hour fire resistive rating. Types 3 and 5—2 hour fire resistive rating. Type 4, 6 and 7—3 hour fire resistive rating. Types 8 and 9—4 hour fire resistive rating.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Bestwall Gypsum Plaster and Bestwall Gypsum Lath for use in New York City as fire proofing for structural steel columns under the provisions of C26-575.0 Administrative Building Code on condition that the construction and fire resistive ratings be as set forth in this report under the title "Inspection and Test" and further that all plans submitted to the Department of Buildings showing the proposed use of this construction shall be labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1307-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

551-60-A

APPLICANT—Abraham Grossman for Local Textile Mills, Incorporated, owner.

SUBJECT—Application July 1, 1960—Appeal from a decision of the Borough Superintendent re—egress.

PREMISES AFFECTED—240-242 West 23rd Street, south side, 337 feet 6 inches east of 8th Avenue, Block 772, Lot 67, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated June 23, 1960 on Alt. Applic. 955-59, reads:

"5. Fire escape not acceptable as means of egress in factory building over 6 stories in height as per Sec. 271 L.L."

and

WHEREAS, the applicant states that there is an approved fire alarm system and monthly fire drills; that the building is 100% sprinklered; that the exits consist of a 3 foot wide wooden stairs, fire retarded both sides stair enclosure leading directly to street, with bulkhead in the roof; that it is proposed to erect on the front of this building a new fire escape to comply with Section 273 Labor Law serving as a second means of egress from each floor; that egress from the cellar floor indicates two means; that engineer's ladder to street and self closing fireproof door leading to adjoining building #244-246, which is used to store pianos; that no persons are on this floor; that the ceilings in this building are of #26 gauge metal throughout over existing wooden beams; that the partitions are few in number, and as noted on 4th floor plan are of wood studs and sheetrock construction; that with the exception of the 4th floor, all floors are occupied by one tenant; that an examination of the 4th floor plan indicates 2 tenants with a sub-dividing partition and a 3 foot opening to ceiling for egress to fire escape on front of building for the tenant occupying the rear; that the applicant now proposes to pro-

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vide a new front fire escape that will comply with Section 273 of the Labor Law; and

WHEREAS, the premises was inspected by a committee of the Board and the committee recommended that the application be granted on condition.

Resolved, that the decision of the Borough Superintendent, dated June 23, 1960, acting on Alt. Applic. 955-59, Objection No. 5, be and it hereby is *modified* and that the appeal be and it hereby is *granted* on condition that the building conform to drawings filed with this application dated July 1, 1960, four sheets, and January 10, 1962, 7 sheets; *on further condition* that the owner either install a separate Siamese connection or a sign on the front of the building stating that the sprinkler supply comes from the Siamese connections on the adjacent building; that there be a signed agreement between the owner of this building and the owner of the adjacent building that the adjacent building will furnish the supply for the sprinkler system, and that this agreement be registered with the City Clerk; that the fire escape in the rear be maintained in good condition and with proper access to it; that the doors to the stairs be made operable as self-closing doors and that all doors open in the direction of egress; that the interior fire alarm system be maintained; and that the occupancy be limited to the capacity of the primary means of egress.

184-61-A

APPLICANT—Henry Nordheim for Leah Slapo, owner.
SUBJECT—Application February 15, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—171 Spring Street, north side, 70 feet 2 inches east of Thompson Street, Block 502, Lot 41, Borough of Manhattan.

APPEARANCES—

For Applicant: Henry Nordheim and William Slapo.
For Administration: Lieut. John P. Manfredi, Fire Dept.
ACTION OF BOARD—Appeal granted on condition.
THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 18, 1961 on Order No. 197-1, reads:

"1. Install an approved wet automatic sprinkler system throughout the building having at least one source of water supply, arranged and equipped as per Chapter 26—1336.0 Admin. Code—280-LL."

and

WHEREAS, the order of the Fire Commissioner, dated December 16, 1960 on Violation Order No. 482703 and decision of the Fire Commissioner dated January 12, 1961, reads:

"1. Provide an approved automatic Sprinkler System, throughout entire building.
Chapter C19-161.0 Administrative Code."

and

WHEREAS, the applicant states that the building is 23 feet 4 inches by 96 feet in area, 4 stories, 56 feet high, of class 3 construction, located in retail use, B area and class 1½ height district, built in 1911, now used and occupied since 1946: cellar—boiler and storage; 1st floor—factory, printing, 5 persons; 2nd floor—factory, metal candy moulds, 5 persons; 3rd floor—vacant; 4th floor—factory, screening on silk and linen with nonflammable paste metallic, 4 persons, substantially in accordance with Certificate of Occupancy #52811 issued September 27, 1960 against Alt. Applic. 1676-45; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that the building has all ceilings fire protected conforming to the Labor Law and is operated under a certificate of occupancy and with the type of occupancies there is practically no fire hazards; that the exits are adequate with a front stairway enclosed in masonry walls and fireproof stairway and a rear wall fire

escape from roof to yard all of which was approved by the Board of Standards and Appeals under Cal. No. 444-55-A; and

WHEREAS, the premises was inspected by a committee of the Board and the committee recommended that the application be granted on condition; and

WHEREAS, the order of the Fire Commissioner No. 197-1, dated January 18, 1961 has been rescinded by the Fire Commissioner.

Resolved, that the order of the Fire Commissioner dated December 16, 1960, acting on Order No. 482703 be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* the building conform to drawings filed with this application dated February 15, 1961 2 sheets; *on further condition* that no inflammable materials will be used in the building.

202-61-A

APPLICANT—H. E. Horwood for Estate of Robert Hotkins, C/O Albert S. Hotking.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—213-217 Grand Street, south side, 40 feet 1 inch west of Elizabeth Street, 97 Elizabeth Street, Block 238, Lot 16, Borough of Manhattan.

APPEARANCES—

For Applicant: H. E. Horwood.
For Administration: Lieut. John P. Manfredi, Fire Dept.
ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0
Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order and decision of the Fire Commissioner, dated January 24, 1961 on Violation Order No. 478117, reads:

"1. Pursuant to the authority of Fire Commissioner and by virtue of Sec. C19.161.0 of the Administrative Code, you are hereby ordered to provide an approved automatic sprinkler system throughout the entire building."

and

WHEREAS, the applicant states that the building faces on two streets and has a fireproof stairway and fireproof enclosure with self-closing doors at the openings on each street front, and on the Elizabeth Street side is also a fire escape in good condition, not required as an exit, which would assist the Fire Department in reaching any possible fire in the building; that except for the 4th floor and a part of the 5th floor, the entire building above the 1st story is used as retail furniture showroom entered only when an occasional customer on the 1st story furniture store is shown one of the model rooms which are laid out on the upper stories of the building; that there is a printer on part of the 5th floor who has 2 employees beside himself and partner and the 4th floor has been used by a manufacturer of sportswear with up to 25 employees, said business being shut down for several months and may not resume and no use classified as medium or high hazard by the Rules of the Board will be permitted; that the building has a standpipe system and interior fire alarm system in good working order; and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the appeal not be granted.

Resolved, that the decision of the Fire Commissioner acting on Order No. 478117, Objection No. 1, dated January 24, 1961, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

267-61-A

APPLICANT—Daniel Arvan for 495 Broadway Corporation, owner; New Era Letter Company, Inc., and New Era Lithograph Company, Incorporated, lessees.

MINUTES

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner, re—sprinkler system.
PREMISES AFFECTED—499 Broadway, west side, 99 feet 8 inches north of Broome Street, and 70 Mercer Street, Block 484, Lot 23, Borough of Manhattan.

APPEARANCES—

For Applicant: Daniel Arvan.
For Administration: Lieut. John P. Manfredi, Fire Dept.
ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 31, 1961 on Order No. 347-1, reads:

"1. Install an approved wet automatic sprinkler system throughout the building having at least one source of water supply, arranged and equipped as per Chapter 26—Article 16 Adm. Code C19-161.0.a Adm. Code."

and

WHEREAS, the applicant states that the building is 19 feet 9½ inches by 200 feet 3⅝ inches in area, 4 stories, 50 feet high, of class 3 construction, located in unrestricted use, B area and class 2 height district, built prior to 1913, now used and occupied since 1951: cellar—storage; 1st floor—shipping and packing, 7 persons; 2nd to 4th floors—unoccupied (abandoned); that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that at the present time the use of the 2nd, 3rd and 4th floors at 499 Broadway have been abandoned and the floors have been completely evacuated; that there is a 24 hour watchman service throughout the entire building from Monday to Saturday morning and also at any time where there are any persons in the building; that the only operations now proceeding at 499 Broadway are on the 1st floor which contains the shipping and packing department and in the basement for the storage of paper; that the building herein is within the area of demolition of the proposed construction of the Lower Manhattan Expressway; that the layout maps were approved by the Board of Estimate of the City of New York on September 16, 1960; that a sum in the area of \$10,000 would be required to be expended to pay for an automatic sprinkler system throughout the building; that the order of the Fire Commissioner requiring the installation of an automatic sprinkler system on the 2nd, 3rd and 4th floor is completely unnecessary; that the use of the 2nd, 3rd and 4th floors has been completely abandoned pursuant to the direction of the Fire Commissioner, and such floors have been evacuated; and

Resolved, that the order of the Fire Commissioner dated November 30, 1960, acting on Order No. VO 463840 be and it hereby is *modified* and that the appeal be and it hereby is granted for a period of one year from this date on condition the building conform to drawings filed with this application dated March 1, 1961, 5 sheets; also, on condition that watchman service be maintained by the owner during the one year period or until the City takes over the building; that the second, third and fourth floors be vacated.

280-61-A

APPLICANT—Dolg Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order and a decision of the Fire Commissioner re—iron shutters.

PREMISES AFFECTED—372 Broome Street, northeast corner, Mott Street, 177 Mott Street, Block 480, Lot 37, Borough of Manhattan.

APPEARANCES—

For Applicant: Harry A. Gross and Leon Goldsmith.
For Administration: Lieut. John P. Manfredi, Fire Dept.
ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated February 6, 1961 on Order No. 252-9, reads:

"1. Replace missing iron shutters at rear of building on 2nd, 3rd, 4th, 5th and 6th floors and at all openings in the exterior wall which are distant in a direct line less than 30' from any opening in any other building and not in the same plane with said openings or which are not more than 50' above a neighboring roof at the above designated locations or other approved locations. Sec. 491A2-2.0 Adm. Code.

2. Repair or replace the defective (badly corroded) iron shutters at rear of building at cellar and 1st floor and at all openings in the exterior wall which are distant in a direct line less than 30' from any opening in any other building and not in the same plane with said openings or which are not more than 50' above a neighboring roof at the above designated locations or other approved protection. Sec. 491A2-2.0, Adm. Code.

3. Properly paint iron shutters on windows at rear of building at cellar and 1st floor. Sec. 491A2-2.0 Adm. Code.

and

WHEREAS, the applicant states that the building is 50 feet 9½ inches by 97 feet 1 inch in area, 6 stories, 65 feet high, of class 3 construction, located in business use, B area and class 2 height district, built in 1893, now used and occupied since 1902: 1st floor—stores; 2nd, 3rd, and 4th floors—factory; 5th and 6th floors—vacant, without a certificate of occupancy; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that on September 15, 1960, a Resolution was passed by the Board of Estimate of the City of New York, laying out the area over which a Lower Expressway connecting the Williamsburg and Brooklyn Bridges will be connected with the West Side or Miller Highway, in New York; that the property in question is in the path of same and will be condemned in due course; that the owner respectfully asks for a modification of the Order issued by the Fire Department, on January 26, 1959, so as to permit the enclosure of each window and all wooden parts on the rear of the building on the 2nd, 3rd, 4th, 5th and 6th floors with 20 gauge galvanized sheet metal fastened to the wood with ¼ inch cadmium plated sheet metal screws every 4 inches for the 3 windows on the 3rd, 4th and 6th floors and 4 windows on the 5th floor and two windows on the 2nd floor; and

WHEREAS, the premises was inspected by a committee of the Board and the committee recommended that the application be granted on condition.

Resolved, that the decision of the Borough Superintendent, dated February 6, 1961, acting on Order No. 252-9 Objection Nos. 1, 2 and 3 be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building conform to drawings filed with this application dated January 26, 1962, 1 sheet; on further condition that the windows be covered with 20 gauge steel as per drawing; that all other laws, rules and regulations applicable be complied with.

687-61-A

APPLICANT—Sidney Goldhammer for The William F. Kenny Company, owner; Woolworth Company, lessee.

SUBJECT—Application for consideration—reopening for amendment of resolution—re Appeal from a decision of the Borough Superintendent re—openings in fire wall, fire wall-doors, etc., previously granted on condition.

PREMISES AFFECTED—44-60 East 23rd Street, 286-308 Fourth Avenue, southwest corner, Block 851, Lot 41, Borough of Manhattan.

MINUTES

APPEARANCES—

For Applicant: Sidney Goldhammer.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on July 25, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 25, 1961 by adding thereto:

"that the requirement for obtaining a certificate of occupancy shall be omitted *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Alt. 422/61)

82-61-A

APPLICANT—Lama, Proskauer and Prober for West 45th Street Garage Corp., owner; Bowser 45th Street Parking Corp., lessee.

SUBJECT—Application January 27, 1961—Appeal from a decision of the Borough Superintendent, re—Class 3 construction, business use,—first floor.

PREMISES AFFECTED—251-257 West 45th Street, north side, 150 feet east of 8th Avenue, and 254 West 46th Street, Block 1017, Lots 7 and 157, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Appeal withdrawn at request of applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

401-61-A

APPLICANT—Henry I. Zeisel for Gellman and Zeisel, owner.

SUBJECT—Application March 28, 1961—Appeal from an order and decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—216 Centre Street, east side, 150½ feet south of Grand Street, Block 235, Lot 9, Borough of Manhattan.

APPEARANCES—

For Applicant: M. Warshaw.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal withdrawn at the request of the applicant.

THE VOTE TO WITHDRAW—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the order and decision of the Fire Commissioner dated February 28, 1961, on Violation Order No. 490005, Objection No. 1 has been rescinded and the applicant wishes to withdraw that part of the application which relates to the order of the Fire Commissioner.

1597-61-A

APPLICANT—George Rusciano for Crest Towers and Salvator Realty Corporation, owners.

SUBJECT—Application October 20, 1961—Appeal from a decision of the Borough Superintendent re—egress.

PREMISES AFFECTED—3955 Baychester Avenue, 1950 Strang Avenue, southwest corner, Block 4954, Lots 18, 38 and 42, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

ACTION OF BOARD—Appeal withdrawn at request of applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

204-61-A

APPLICANT—Robert Teichman for Hurlow Holding Corporation, owner.

SUBJECT—Application February 17, 1961—Appeal from a decision of the Borough Superintendent re—fire escape; and an order and a Decision of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—458 Broadway, 121-123 Grand Street, southeast corner, Block 232, Lot 12, Borough of Manhattan.

APPEARANCES—

For Applicant: Robert Teichman.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to February 14, 1962, at 2 P.M. for inspection and decision.

243-61-A

APPLICANT—Benjamin R. Levinson, for Harry and Frank Paul, owners.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—54 Lispenard Street, south side, 240 feet 1¾ inches west of Broadway, Block 194, Lot 29, Borough of Manhattan.

APPEARANCES—

For Applicant: B. R. Levinson and Frank Paul.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to February 14, 1962, at 2 P.M. for inspection and decision.

269-61-A

APPLICANT—Lama, Proskauer and Prober for Mercerway Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block 474, Lot 29, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to February 14, 1962, at 2 P.M. for inspection and decision.

401-61-A

APPLICANT—Henry I. Zeisel for Gellman and Zeisel, owners.

SUBJECT—Application March 28, 1961—appeal from a decision of the Borough Superintendent, re—non-fireproof construction, exits, factory.

PREMISES AFFECTED—216 Centre Street, east side, 150½ feet south of Grand Street, Block 235, Lot 9, Borough of Manhattan.

APPEARANCES—

For Applicant: M. Warshaw.

MINUTES

ACTION OF BOARD—Laid over to March 6, 1962, at 2 P.M.; applicant to await decision of building department.

541-61-A

APPLICANT—Seymour A. Mitteldorf for Comax Realty Corporation, owner.

SUBJECT—Application April 19, 1961—Appeal from a decision of the Borough Superintendent re—egress, bulkhead, winders on stairs, elevator openings, live load, etc.

PREMISES AFFECTED—80 West 40th Street, 1054-1056 Avenue of the Americas, southeast corner, Block 841, Lot 89, Borough of Manhattan.

APPEARANCES—

For Applicant: Seymour A. Mitteldorf.

ACTION OF BOARD—Laid over to February 14, 1962, at 2 P.M. for reinspection and decision; and for the Board to obtain records from the Department of Buildings; hearing previously closed.

696-61-A

APPLICANT—Jacob Fisher and Donald D. Fisher for Frederick F. Lowenfels and Son, owner.

SUBJECT—Application May 16, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—16-18 Jay Street, south side, 75 feet 10 inches west of Staple Street, Block 143, Lot 23, Borough of Manhattan.

APPEARANCES—

For Applicant: Donald D. Fisher.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to February 14, 1962, at 2 P.M. for inspection and decision.

1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law—re height and bulk.

PREMISES AFFECTED—117 East 71st Street north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

APPEARANCES—

For Applicant: Saul Nevins and Edward F. Knowles.

ACTION OF BOARD—Laid over to February 27, 1962, at 2 P.M. for applicant to obtain complete examination of plans from the Department of Buildings, and submit new decision from the Department to the Board.

1714-18-BZ—Vol. II

APPLICANT—Reginald S. Hardy for 3825 Broadway Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired November 9, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7b, 7c and 7A of the Zoning Resolution, to permit in a business and residence use district, in an existing building formerly occupied as theatre and stores, previously granted by the Board, the change in occupancy of the theatre portion, to retail supermarket, with business entrance and show windows within 75 feet of a residence use district.

PREMISES AFFECTED—3821, 3825, 3835 and 3839 Broadway, west side, from Fort Washington Avenue to West 160th Street, Block 2137, Lots 1, 7, 9 and 10, Borough of Manhattan.

APPEARANCES—

For Applicant: R. S. Hardy.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. II, on November 9, 1960, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on November 9, 1960, only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

“that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained.” (Alt. 344/60)

567-56-BZ

APPLICANT—Albert Melniker for Arthur Pynn, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired October 6, 1960—decision of the Borough Superintendent; previously granted on condition, under Sections 7e, 7h, 7i and 7A of the Zoning Resolution, permitting in a residence use district, the erection and maintenance of a gasoline service station, motor vehicle repair shop, public lubricatorium and parking of more than 5 motor vehicles with a business entrance, curb cut within 75 feet of a residence use district.

PREMISES AFFECTED—540 Arthur Kill Road, 491 Colon Avenue, southeast corner, and 490 Doane Avenue, Block 5451, Lot 77, Great Kills, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on September 24, 1957, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on October 6, 1959; and

WHEREAS, the resolution was amended on July 6, 1960; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on September 24, 1957, as amended through July 6, 1960, only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

“that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained.” (N.B. 670/56)

744-56-BZ

APPLICANT—Burke and Groh for Mary Paino and Joycon Corporation, owners.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under

MINUTES

Sections 7e, 7f and 7i of the Zoning Resolution, permitting in a business and residence use district, the erection of a 1-story structure to be used as offices and private storage garage for more than 5 motor vehicles, minor auto repairs, underground gasoline tanks with pumps for private use and parking for more than 5 motor vehicles of the lessee, its patrons and employees on the unbuilt upon portion of the premises, for a stated term of 20 years.

PREMISES AFFECTED—2533-2547 Coney Island Avenue, east side, 82 feet 11½ inches north of Gravesend Neck Road, 2254-2268 East 12th Street and 1017-1033 Gravesend Neck Road, northwest corner, Block 7371, Lot 30 (Lots 30, 37 and 100 part of Lots 28 and 72), Borough of Brooklyn.

APPEARANCES—

For Applicant: Jerrold I. Ehrlich.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 7, 1957 on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on May 6, 1958; and

WHEREAS, the resolution was last amended on May 6, 1958; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 6, 1958, to extend the parking lot to its original size which was granted by the Board in the resolution of May 7, 1957, *on condition* that the work shall conform to drawings filed with this application dated December 5, 1961, 1 sheet, proposed conditions, with the exception that the fence along the north side of the proposed parking area shall be a split sapling fence, 5 feet 6 inches in height, supported on iron posts with concrete footings, instead of the chain link fence shown, with the face of the split sapling fence toward the neighboring properties; *on condition* that other than as herein *amended* the resolution above cited shall be complied with; and that a Certificate of Occupancy shall be obtained." (Alt. 3310/61)

802-59-BZ

APPLICANT—Lama, Proskauer and Prober for Socony Mobil Oil Company, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution and extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Section 7a of the Zoning Resolution, permitting in a retail use district, the reconstruction of an existing gasoline service station and continue the present uses of lubritorium, minor auto repairs, car washing, salesroom, utility room and parking and storage of motor vehicles.

PREMISES AFFECTED—163-173 (171 official) Broadway and 737-747 Henderson Avenue, northeast corner, Block 174, Lot 1, West New Brighton, Borough of Richmond.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened, resolution amended and time extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on June 1, 1960 on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on July 5, 1961; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work and an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 1, 1960, as *amended* on July 5, 1961 by adding thereto:

"that the gasoline service station may be redesigned, rearranged and constructed substantially as shown on revised drawings of proposed conditions marked, 'Received December 5, 1961,' 2 sheets, except that there shall be no commitment as to future curb cuts,

And further *amended* only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 1465/59)

351-60-BZ

APPLICANT—Lama, Proskauer and Prober for Congregation B'Nai, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired December 6, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, to permit in a residence use, D-D area district, the erection of a one story and cellar at the rear of the present synagogue building without the required rear yard and parking of patrons' cars on the open area of the plot extending into the required setback.

PREMISES AFFECTED—857-873 Hendrix Street, east side, 145 feet north of Stanley Avenue, Block 4354, Lot 45, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on December 6, 1960 on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 6, 1960, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 770/60)

220-61-BZ—Vol. I

APPLICANT—Samuel Carr for Fred H. Hill, Meta Hill and Ellen Hill, owners; Allan B. Stone, lessee.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously denied, under Section 7e of the Zoning Resolution, to permit in a residence use district, a change in use of the first floor, from doctor's office, to Art Gallery and office.

PREMISES AFFECTED—18 East 82nd Street, south side, 119 feet west of Madison Avenue, Block 1493, Lot 61, Borough of Manhattan.

MINUTES

APPEARANCES—

For Applicant: Samuel Carr.

ACTION OF BOARD—Request to reopen as Volume II *denied*.

THE VOTE TO REOPEN—

Affirmative: Commissioner Fox..... 1

Negative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Becker and Commissioner Klein..... 4

THE RESOLUTION—

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the request to reopen this application should not be granted; and

WHEREAS, the Board found that the new facts submitted by the applicant are not substantial enough to warrant reopening the case.

Resolved, that the applicant's request to reopen as Volume II, subject to regular procedure, based on alleged substantial new facts be and it hereby is *denied*.

417-27-BZ—Vol. II

APPLICANT—Herman Kron for L. B. Oil Company, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired January 19, 1955—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a business use district, the extension of existing building of gasoline service station to include auto laundry and lubritorium.

PREMISES AFFECTED—1805-1817 Fulton Street and 1850 Patchen Avenue, northeast corner, Block 1697, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Herman Kron.

ACTION OF BOARD—Application reopened as Vol. III subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative: 0

693-29-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for J. P. and H. A. Whelan, owners; Whelan's Garage, Inc., lessee.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Sections 7a, 7g and 21 of the Zoning Resolution, to permit in a residence district the extension in area of an existing garage for the storage of more than five (5) motor vehicles.

PREMISES AFFECTED—3129 Bailey Avenue, southwest corner of West 233rd Street, Block 3267, Lots 35, 36, 50 and 54, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

ACTION OF THE BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative: 0

617-47-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Philip, Charles & Avis Manker, owners.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Bor-

ough Superintendent; previously denied, under Section 7f of the Zoning Resolution, to permit in a business district, the reconstruction and extension to existing gasoline service station, to include lubritorium, auto laundry, salesroom and office.

PREMISES AFFECTED—3102-3132 Fort Hamilton Parkway, 275-281 McDonald Avenue, 101-129 Caton Avenue, 152-170 East 2nd Street, south side of Fort Hamilton Parkway between McDonald Avenue and East 2nd Street, Block 5315, Lots 1 and 4, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative: 0

950-50-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for John Sacchi and John DeGregario, owners; Pappy's Motors, Inc., lessee.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a residence and local retail use district, the use of premises for the sale and display of used motor vehicles, for a term of 5 years.

PREMISES AFFECTED—1909 Bruckner Boulevard, northeast corner of White Plains Road, Block 3733, Lot 1 (formerly lots 1, 2 and 4), Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

ACTION OF BOARD—Application reopened and set for hearing on February 27, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative: 0

169-52-BZ—Vol. II

APPLICANT—Abraham Farber for Silvio Castelli, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 7A of the Zoning Resolution, to permit in a residence and business use district, the extension of existing motor vehicle repair shop, and to permit the existing garage structure for five motor vehicles to house more than five motor vehicles, with a proposed curb cut and driveway more than the permitted distance from the intersection.

PREMISES AFFECTED—500-508 Coney Island Avenue and 25-37 Burner Place, northwest corner, Block 5341, Lots 23, 24 and 25, Borough of Brooklyn.

APPEARANCES—

For Applicant: Abraham Farber.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative: 0

MINUTES

435-53-BZ

APPLICANT—Leonard F. Rothkrug for Concetta Tuozzo, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired July 10, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a retail use district, the change in occupancy from five car garage to storage and baling of scrap paper and rags.

PREMISES AFFECTED—6712 11th Avenue, west side, 60 feet south of 67th Street, Block 5765, Lot 44, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and set for hearing on February 27, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

911-55-BZ

APPLICANT—Leonard F. Rothkrug and Samuel Gardstein for Bangor Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired July 10, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit parking in a business use district and partly in a residence use district, the proposed use of the unbuilt upon portion of a lot for a parking lot and also for accessory parking for employees.

PREMISES AFFECTED—1674-1678 Broadway, south side, 59 feet 5 inches west of Decatur Street, and 747-755 Decatur Street, Block 1503, Lot 31, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and set for hearing on February 27, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

428-56-BZ

APPLICANT—Leonard F. Rothkrug for V. and L. Cab Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired December 11, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 7i of the Zoning Resolution, to permit in a business and residence use district, an office, accessory motor vehicle repair shop, storage and parking of more than 5 motor vehicles all in conjunction with a taxi cab business.

PREMISES AFFECTED—2712 Tilden Avenue (2720 displayed), south side, 68 feet 7 inches east of Rogers Avenue, Block 5138, Lot 4, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and set for hearing on February 27, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

35-59-BZ—Vol. II

APPLICANT—Max Siegel Associates for 30 West 58th Street Corporation and 23 West 57th Street Corporation, owners.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a restricted retail use district, after demolishing two adjoining buildings, the extension of the existing parking lot for more than five motor vehicles into vacant area, for a term of five (5) years.

PREMISES AFFECTED—30-34 West 58th Street, south side, 400 feet west of Fifth Avenue and 23-25 West 57th Street, Block 1273, Lots 19, 20, 54, 55 and 56, Borough of Manhattan.

APPEARANCES—

For Applicant: Anthony M. Carobbo.

ACTION OF BOARD—Application reopened and set for hearing on February 27, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

Adjourned 4:00 P.M.

James P. Mulroy, *Secretary*

CORRECTION

*CORRECTION

*That portion of the minutes of the meeting of the Board of Standards and Appeals held on November 28, 1961 as they appeared in Bulletin No. 49, Vol. 46 are hereby corrected to read as follows:

1062-61-BZ

APPLICANT—Crinnion and Crinnion for Onofrio and Michael Civitano, owners.

SUBJECT—Application June 30, 1961—decision of the Borough Superintendent, under Sections 7e, 7h and 21 of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a gasoline service station, lubritorium, salesroom, motor vehicle repairs with hand tools only and non automatic carwash for a stated term of fifteen (15) years.

PREMISES AFFECTED—1890-1898 Bruckner Boulevard, 901-969 White Plains Road, 1901-1919 Story Avenue, 900-944 Bolton Avenue, entire block, Block 3671, Lot 1, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7e, 7h and 21 of the Zoning Resolution, *for a term of 15 years* to permit in a residence use district, the erection and maintenance of a gasoline service station, lubritorium, sales room, motor vehicle repairs with hand tools only, non-automatic car wash, with accessory parking, *on condition* that the work be done in accordance with drawings filed with application dated June 30, 1961, three sheets, and November 24, 1961, four sheets revised; *on further conditon* that this grant applies only to the portion of the plot within 108 feet, four inches of Bruckner Expressway service road; that all laws, rules and regulations applicable be complied with; permit be obtained, work done, and a Certificate of Occupancy be obtained within the requirements of Section 22A of the Zoning Resolution.

*Correction: In the Resolved portion above the following is added to correct "*for a term of 15 years*"

*CORRECTION

*That portion of the minutes of the meeting of the Board of Standards and Appeals held on December 12, 1961 as they appeared in Bulletin No. 51, Vol. 46 are hereby corrected to read as follows:

600-57-BZ—Vol. III

APPLICANT—Burke and Groh for John Dugack, Steve Wasilchuk and Natalie Wasilchuk, owners.

SUBJECT—Application reopened March 21, 1961 as Volume III—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a gasoline service station, lubritorium, minor repairs with hand tools only, hand washing of cars with store for the sale of tires and auto accessories and ground sign and parking and storage of cars awaiting service.

PREMISES AFFECTED—76-36 164th Street, southwest corner of 76th Road, Block 6848, Lots 1 and 6, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: Bernie B. Sims, Zena Whittingham and Mike Antonuke.

ACTION OF BOARD—Applicant granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert and Commissioner Fox 3
Negative: Commissioner Becker and Commissioner Klein 2

THE RESOLUTION—

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c, to permit in a business and local retail use district, the change in use of a part of the second floor from storage of plastic toys to manufacturing of shoulder pads and the storage of acetate, nylon, cotton, dacron, wool, rayon and orlon linings and battings, *on condition* that the work shall conform with drawings filed with this application dated July 5, 1961, 14 sheets; that a sprinkler system shall be maintained throughout the building; that the owner shall obtain a permit from the Fire Department for the storage of acetate; that all laws, rules and regulations applicable shall be complied with; and that permits shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

*Correction: Vol. II has been corrected to read *Vol. III*. In the Premises Affected portion the street has been corrected from 165th to 164th Street.

RULES

Fire Drill Rules, Adopted by the Board of Standards and Appeals, October 5, 1923

(593-23-SR)

DEFINITION OF "FIRE DRILL"

The method and practice of the systematic and orderly vacating of a building by its occupants in case of emergency, panic or fire in the least possible time—by the nearest safe means of exit—and the use of fire appliances which shall be provided for the extinguishing or retarding of fire and the safeguarding of human life.

Rule 1.

In all buildings as defined in Article 1, Section 10 of the Labor Law in which fire drills are required pursuant to Section 279 thereof and in any other building in which such drills are required by the Fire Commissioner pursuant to the power conferred in section 491 of the New York City Charter, it shall be the duty of the owners, lessees or tenants to conduct fire drills monthly and at such other times as the Fire Commissioner may direct.

For the purpose of conducting such fire drills the owner or tenants shall appoint from among their employees such responsible and dependable persons, male or female, who shall efficiently perform the duties of the various positions of the fire drill organization, as specified on the accompanying chart.

It shall be the duty of the owner or tenant to enter in the blank spaces provided for that purpose in said chart the names of persons so selected and post said chart and copies of the rules in a conspicuous place.

FIRE DRILL ORGANIZATION

Premises
Name of concern.....
Building No. Story.....

FOREMAN OR PERSON IN CHARGE

Regular Substitute

WATCHMAN

.....
.....

MALE SEARCHER

.....

FEMALE SEARCHER

.....

STREET ALARM BOX RUNNER

.....

FIRE BRIGADE

.....
.....
.....

EXIT GUARDS

..... Exit.....
..... "
..... "
..... "
..... "

Squad Monitors

..... Squad No. 1.....
..... " " 2.....
..... " " 3.....
..... " " 4.....
..... " " 5.....
..... " " 6.....

Rule 2. Duties of Foreman.

The Foreman or Person in Charge shall direct, enforce and have full charge of the "Fire Drill" in every factory on each floor. Each day before work is begun he shall see that extinguishers, fire hose, fire buckets, etc., are in readiness for use, exit doors are unlocked, aisles are free from obstruction, that stairways, halls, etc., are properly lighted, and shall remedy any dangerous condition found to exist. Immediately after work is commenced he shall check up the Fire Drill Organization list and note if the regularly assigned persons are present; if any are found to be absent, he shall assign other employees (if practicable) to perform their duties.

He shall immediately notify new employees of the existence of the Fire Drill Organization and give them the necessary instructions as to the duties they are to perform, etc.

He shall be familiar with the operation and location of the interior alarm signal box on his floor.

He shall listen for the test signal each morning at the appointed hour and in the event of the test signal not being heard he shall communicate with the superintendent or other person in charge of the building and advise him of the fact. The (Floor Captain's) Foreman's orders are final as to the carrying out of the fire drill on his particular floor.

Rule 3. Duties of Watchmen.

The WATCHMEN shall see that all doors and windows are closed so as to prevent the spread of fire. The WATCHMEN shall be the only persons permitted to remain on the floor during the progress of a fire drill and do so at their own risk. For ordinary purposes only one watchman and a substitute shall be designated. In special cases, however, extra watchmen may be assigned by consent in writing from Fire Commissioner.

Rule 4. Duties of Searchers.

The MALE AND FEMALE SEARCHERS shall search all toilets, dressing rooms and emergency rooms used and frequented by their sex and all other portions of the floor and order all persons, except those authorized to remain, to leave the premises. They are to take care of and assist all persons who may faint or be disabled.

SEARCHERS shall leave the floor immediately after the last squad leaves.

RULES

RULES GOVERNING THE USE OF EQUIPMENT FOR SPRAYING AND DRYING OF PAINTS, VARNISHES, LACQUERS AND OTHER INFLAMMABLE SURFACE COATINGS AND STORAGE OF SUCH MATERIALS

ADOPTED BY THE BOARD OF STANDARDS AND APPEALS JUNE 10, 1932 AND REVISED JULY 16, 1937, EFFECTIVE AUGUST 16, 1937, AMENDED JULY 25, 1944, EFFECTIVE AUGUST 21, 1944 AND AMENDED JANUARY 29, 1960, EFFECTIVE MARCH 2, 1960.

(353-30-SR)

Authority:

Pursuant to the authority vested in the Board of Standards and Appeals by Section 666, Subdivisions 2 and 3 of the Charter of the City of New York, to effectuate the provisions of C19-84.0, C19-85.0 and C19-86.0 of the Administrative Code.

Rule 1. Application.

1.1 No person, firm or corporation shall spray, dip or immerse any article or thing within the City of New York with any inflammable paints, varnishes, lacquers or any other inflammable or combustible substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes except in conformance with these rules, and under a permit issued by the Fire Commissioner. Where the quantity of spraying, dipping or immersing materials used in a day does not exceed two quarts, except for spraying as performed under Rule 5.13, and the total amount of material stored does not exceed twenty gallons, these rules shall not apply.

1.2 APPLICATIONS. Application for the required permit to store and use the above-mentioned materials shall be made to the Fire Commissioner on forms prescribed by him and shall contain such information as he may require. When a spray, dipping, immersing, storage or mixing room is to be installed, an application shall be filed with and approved by the Borough Superintendent before a permit is issued by the Fire Commissioner.

1.3 RESTRICTIONS. No spraying, dipping or immersing of any article or thing within the City of New York with any inflammable paints, varnishes, lacquers or any other inflammable substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes shall be permitted in any premises or portion thereof as follows:

1.3.1 Which is occupied as a class A or B multiple dwelling or a dwelling for one or two-families, except where a location is provided which is separated by fireproof construction from the residential occupancy and ventilated as provided in Rule 3.

1.3.2 Which is occupied as a place of public assembly except trade schools where the buildings are of Class I or Class II construction and spraying, dipping or immersing are demonstrated for instruction purposes only.

1.3.3 Which is artificially lighted by any means other than electricity.

1.3.4 Which is heated by other than the use of steam or hot water circulating systems and the boiler is located outside the space where spraying, dipping or immersing is carried on.

Rule 2. Definitions.

2.1 The term "SPRAY or SPRAYING SPACE" "DIPPING SPACE or IMMERSING SPACE" when used in these rules shall mean that portion of the premises

used for the actual work of spraying, dipping or immersing any article or thing with any flammable paints, varnishes, lacquers or any other flammable substances, mixtures or compounds, commonly used for painting, varnishing, staining or similar purposes in any booth or room.

2.2 The term "CABINET BOOTH" when used in these rules shall mean a compartment with a back, top and two sides of incombustible materials over a substantial metal frame and equipped with air exhaust facilities, located within a room or any portion of any premises where spraying with any flammable paints, varnishes, lacquers or any other flammable substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes is carried on.

2.3 The term "CANOPY BOOTH or HOOD" when used in these rules shall mean an installation consisting of a metal canopy or hood, without any side or end panels enclosing the object sprayed and an air exhaust system under which spraying with any flammable paints, varnishes, lacquers or any other flammable substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes is carried on.

2.4 The term "TUNNEL BOOTH" when used in these rules shall mean a compartment consisting of two sides and top, equipped with an air exhaust system in which spraying with any flammable paints, varnishes, lacquers or any other flammable substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes is carried on.

2.5 The term "SPRAY ROOM" when used in these rules shall mean a fully enclosed ventilated room approved for such use in which any article or thing is sprayed by any flammable paints, varnishes, lacquers or any other flammable substance, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes is carried on.

2.6 The term "DIPPING ROOM" when used in these rules shall mean a fully-enclosed ventilated room approved for such use in which any article or thing is dipped, or immersed in any flammable paints, varnishes, lacquers or any other flammable substances, mixtures, or compounds commonly used for painting, varnishing, staining or similar purposes is carried on.

2.7 The term "FIREPROOF or FIRE-RESISTING PARTITIONS" used in these rules shall mean the standard set in the Labor Law and the Rules of the Board of Standards and Appeals for factory buildings. All openings in this type of partition shall only be equipped with self-closing fireproof assemblies.

2.8 The term "STORAGE ROOM" when used in these rules shall mean a fully-enclosed ventilated room used for the storage and mixing of any inflammable paints, varnishes, lacquers or any flammable substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes.

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2.9 The term "CERTIFICATE OF FITNESS" when used in these rules shall mean the written permission granted by the Fire Commissioner to an individual to supervise and to process spraying, dipping and immersing materials and equipment, in accordance with the provisions of Section C19-14.0 of the Administrative Code and these Rules.

2.10 The term "PERMIT" when used in these rules shall mean the written permission issued to a person, firm or corporation by the Fire Commissioner, to store and use materials covered by Sections C19-12.0 and C19-84.0 of the Administrative Code and these Rules.

Rule 3. Ventilation.

3.1 Spraying or dipping spaces shall be ventilated when in operation so that the movement of air shall be at least one hundred (100') linear feet per minute in the breathing zone of the operator and be of sufficient capacity to prevent the accumulation of mist or vapors. For requirements of ventilation of storage rooms see Rule 4.4.1.

3.2 Air shall be admitted to the spraying, dipping or immersing spaces in an amount equal to the capacity of the fan or fans and in such a manner as to avoid short-circuiting the path of air in the working zone of such spaces. Exhaust fans shall be kept running constantly while spraying, mixing or dipping. Exhaust fan control shall be interconnected with spray gun so as to operate simultaneously. Exhaust fans shall, in addition, be arranged to operate independently of spray gun. Ventilation Equipment shall be kept in operation for a sufficient length of time thereafter to exhaust all vapors, fumes or residues of spraying materials from the spray booth, dip space or drying room. Air admitted to the spraying, dipping, immersing, drying spaces or storage rooms shall be fresh air taken from the outside of the building.

3.3 EQUIPMENT. Motors shall be located outside of spraying, dipping or immersing spaces except as provided in Rule 4.

Rule 4. Specification for Spray Booths, Spray Rooms, Dip and Immersing Rooms, Drying Equipment and Material Storage Rooms.

4.1 Spray booths shall be constructed of metal or incombustible materials satisfactory to the administrative official having jurisdiction. Ventilation and lighting for spray booths, spray rooms, dipping rooms, drying rooms and storage rooms shall comply with the requirements of these rules.

4.1.1 Spray, dip and immersing rooms shall be enclosed on all sides with partitions constructed of incombustible materials with floors in such rooms of concrete. Where such rooms are located over wooden floors, such wooden floors shall be surfaced with 1" of grout adequately reinforced or a mixture of Portland cement, and sand similarly reinforced. Ceilings over such rooms shall be protected by $\frac{5}{8}$ " unsanded gypsum plaster or $\frac{7}{8}$ " of cement or sanded gypsum plaster on approved 3.0 lb metal lath or other equivalent fire resisting ceiling protection. Ventilation, lighting and heating for these rooms shall comply with the requirements of these rules. Where additional fire fighting equipment is necessary such equipment shall be furnished in accordance with the direction of the Fire Commissioner. Floor drains leading to the house draining system

or the public sewer shall not be permitted. Dip tanks shall be provided with hinged metal covers held open by a fusible link, such covers to be equipped with an opening to permit automatic flooding of the tank with fire extinguishing media of a type and so located as the Fire Commissioner shall direct. Where the work process, such as conveyerized operation, makes the use of a cover impractical, the dip tank and drain boards shall be protected by an adequate extinguishing system designed for manual and automatic operation satisfactory to the Fire Commissioner and such conveyor shall be interlocked with the extinguishing system so that in the event the extinguishing system is activated, the conveyor action shall be stopped.

4.1.2 Panels of polished wired glass or plate-glass at least one-quarter ($\frac{1}{4}$) of an inch thick, not exceeding seven hundred and twenty (720) square inches in area and not more than forty-eight (48") inches in any linear dimension may be used in the sides of a spray booth or room.

4.1.3 The inner sides of walls, ceilings and the floors of all spraying or dipping spaces shall have a smooth surface.

4.1.4 All openings in spray, dip or immersing rooms shall be protected by fireproof opening protective assemblies. Windows opening on a street may be used to provide ventilation but no window on a lot line or less than 20 ft. from any opening in a wall of an adjacent building shall be permitted except when the subject room is more than 20 ft., in the horizontal plane, above an adjoining building.

4.1.5 Ferrous metals used in the construction of spraying, dipping or immersing spaces shall be thoroughly painted on the inside or be galvanized.

4.1.6 All spraying, dipping or immersing spaces shall be so constructed that at least three (3) feet of clear working space shall always be maintained for each operator spraying, dipping or immersing the material being processed.

4.2 STORAGE ROOMS.

4.2.1 Storage rooms shall be constructed of fireproof or fire resisting material and shall have a window opening to the outer air but such window shall not be on a lot line, enclosed court, nor opposite within twenty feet of windows of adjacent buildings nor part of the same premises, such window openings to be fireproofed and lower half provided with open louvers or ventilated by metal duct or fan at least 8 inches in diameter. The floors of all storage rooms shall be of incombustible non-ferrous materials. The sill of the door shall be at least 6 inches above the finished floor. All doors to be tin-clad, approved, fireproof and self-closing.

The lighting equipment shall comply with rule 4.5.2.2 and shall have an electric switch located outside the room. Immediately adjacent to such room shall be provided such portable fire extinguishing equipment for use within the storage room as the Fire Commissioner shall direct.

4.3 DRYING EQUIPMENT.

4.3.1 Gas Fired Drying Ovens. Gas fired drying ovens shall be of a type as approved by the Board. Such ovens shall be constructed of metal and incombusti-

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ble materials so designed as to preclude the direct application of flame to the materials in process. Ventilation shall be provided for each oven of sufficient capacity to maintain an oven vapor concentration at all times during the drying process of less than $\frac{1}{4}$ the low explosive limit of the solvent used. All oven openings shall be maintained at a negative pressure relative to room pressure for inward flow. The controls for the safety exhaust and recirculating fans shall be properly interlocked with the gas supply line so that when the gas is flowing the fans are in operation. A time delay relay shall be installed to provide a minimum of four oven volume changes with fresh air and in the case of an indirect fired type of oven simultaneous purging of the combustion chamber before the ignition system can be energized and gas flow started. Each oven shall be equipped with gas burning equipment approved for such use and with electrical controls so arranged as to shut off the gas valve when ignition fails or the gas supply pressure drops to 2 inches of water.

The use of a continuous gas pilot light is prohibited unless an automatic gas shut off valve is provided which will shut the gas off at the pilot light when the flame is extinguished or the supply of gas cut off. Electrical pilot ignition shall be of the continuous type or equal in performance, designed for use in high temperatures, with controls so interlocked as to shut off the gas supply when current is interrupted. An auxiliary manually operated gas shut off valve shall be located not nearer than 25 feet from the oven so as to control the gas supply in the event of an emergency. Such ovens shall be adequately insulated on all sides and top to limit the maximum surface temperature to 140°F and to 160°F on the base, unless the floor is protected by a 3 inch mat of reinforced concrete placed over and bonded into the existing concrete floor and projecting not less than 6 inches outside the projected area of the equipment or unless an unenclosed clear air space not less than 4 inches above the concrete floor is maintained between the floor and the underside of the oven.

- 4.3.1.1 The burner section of gas fired drying ovens shall not be located nearer than 25 feet from spraying or dipping spaces except when separated by fire proof construction, in which case the distance between burner section and spray or dip space shall be not less than 25 feet measured in the shortest line of travel.

4.3.2 ELECTRIC INFRA-RED RAY DRYING OVENS.

- 4.3.2.1 Electric Infra Red Ray Drying Ovens shall be of a type as approved by the Board. Such ovens shall be constructed of electric equipment installed in accordance with the National Electric Code and the requirements of the Department of Water Supply, Gas and Electricity. Ovens when erected shall be placed on concrete floors without any additional protection, provided that at least 12 inches of clear space above the floor is provided to permit adequate ventilation.

- 4.3.2.1.1 In drying processed material involving the evaporation of considerable amounts of flammable solvents by infra-red lamps, such installations shall not be confined in small rooms

unless such rooms are thoroughly ventilated by a power driven ventilation system of sufficient capacity to maintain a vapor concentration at all times during the drying process of less than $\frac{1}{4}$ the low explosive limit of the solvent used; the controls of the ventilation system to be so interlocked with the Infra-Red Ray System that the latter cannot function unless the ventilating system is in operation. When equipped with duct ventilating system, the Infra-Red Ray Oven shall be adequately secured so as to prevent moving.

- 4.3.2.1.2 Where the evaporation of a considerable amount of flammable vapors are involved, ventilated hoods located as near to the floor as practicable or enclosures shall be provided at the initial stage of the process with adequate exhaust system to discharge the primary evaporation from the solvents to the outer air, so that when the processed material progresses through the lamp drying tunnels only a comparatively small amount of solvent is left for evaporation. A space between such ventilating section and the drying section shall be maintained.

- 4.3.2.1.3 Lamps and other electrical equipment shall be kept free from flammable deposits and adequate cleaning shall be maintained.

- 4.3.2.1.4 Lamp and resistance heater type drying units shall be separated from spraying and dipping processes complying with these rules by a distance of at least 15 feet or shall be installed in a separate fireproof room.

- 4.3.2.1.5 Controls shall be arranged so that the lamps in the tunnels will be shut off automatically if and when the conveyor stops.

- 4.3.2.1.6 Where there are no conveyors and the material being processed is left stationary in the dryer there shall be an excessive temperature switch to shut off the lamps or resistance heaters to avoid overheating the material being processed if it is not removed from the dryer in time.

- 4.3.2.1.7 Material to be processed on the conveyors shall be rigidly supported so as not to be liable to displacement and cause lamp breakage and short circuits. Where there are no conveyors, materials should be fixed on dollies running on tracks or other equivalent method to accomplish the same result.

- 4.3.3 The temperature of the air contacting the processed material or of the material itself shall not be higher than that to which such material can be safely subjected.

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4.3.4 Such fire fighting equipment suitable for electrical and solvent vapor fires shall be provided as the Fire Commissioner may direct.

4.4 SPECIFICATIONS FOR DUCTS, PIPES AND FANS.

4.4.1 All ducts used for ventilating spray, dip or immersing spaces shall be constructed of approved incombustible materials or metal of not less than the following gauges of metal:

Ducts twenty-four (24") inches or less in diameter No. 22 gauge.

Ducts over twenty-four (24") inches and not over thirty-six (36") inches in diameter No. 20 gauge.

Ducts exceeding thirty-six (36") inches in diameter No. 18 gauge.

4.4.2 Ducts shall be strongly constructed and be installed in a workmanlike manner. They shall be rigidly supported.

4.4.3 Ventilating ducts shall run as directly as practicable to the outer air and be protected with a hood against the weather. The exhaust terminal or hood shall also be protected with a screen of copper or bronze with a mesh not larger than one-quarter ($\frac{1}{4}$ ") inch.

4.4.4 Where a duct passes through a non-fireproof floor or roof, the duct shall be protected at such point by an outer pipe or sleeve with an air space of at least one (1") inch between the sleeve and pipe protected from the woodwork by at least a 1" blanket of asbestos, compressed rockwool or glasswool, or equivalent fire-resistive material extending through the entire depth of the ceiling construction and adequately secured to the outer pipe. The outer pipe shall be not less than two (2") inches from any woodwork and such woodwork shall be covered with at least 26 gauge metal or other incombustible material.

4.4.5 Ventilating ducts shall not terminate within ten (10) feet measured horizontally of any chimney outlet, unprotected air intakes or within twenty (20) feet of any exit or any opening in an adjoining building.

4.4.6 If induced draft is used to create an air movement, the air shall be supplied from a point outside the spray or dip or immersing space. Fans and motor must be located outside the spray, or dip space, except approved explosion-proof motor and non-ferrous blade fans which, however, are not to be located where residues of spraying material may collect on such equipment.

4.4.7 The exhaust system from any spray, dip or immersing space shall not be connected to any other ventilating system or be discharged into a chimney or flue used for the purpose of conveying gases of combustion.

4.4.8 Exhaust fan blades shall be constructed of non-ferrous metal. All exhaust and ventilating fans to be permanently connected to their source of power, using metallic conduit. Rheostats in fan bases not permitted. Fan blades not coming in direct contact, with spraying fumes, need not comply with this requirement.

4.4.9 Adequate access doors or panels have tight fitting by means of screw bolts, clamps or springs shall be provided, to permit inspection and cleaning.

4.5 ELECTRICAL EQUIPMENT AND LIGHTING FIXTURES.

4.5.1 No motors, switches, rheostats, lamps, fluorescent light or other electrical equipment shall be located in spray, dipping or immersing rooms or within ten (10') feet of the open end of any spray compartment, spray booth, immersing or dipping space unless such electrical equipment be of a type approved for use in explosive atmosphere and where a conduit leads from a hazardous location to a non-hazardous location, the conduit shall be sealed off by an approved sealing compound. Except that alternating current induction motors of the totally enclosed type, having no brushes make and break contacts, collectors or other arcing or sparking parts may be located within ten (10') feet of a spray booth, spray compartment or dipping space when approved by the administrative official having jurisdiction. No open flame shall be used within 25 ft. of spray, dip or coating space or paint storage room or cabinet except when separated by fireproof construction, except as provided in Rule 4.3.1. Gas Fired Drying Ovens and 4.3.2.1.4 Electric Infra Red Dry Ovens.

4.5.2 Lighting Fixtures.

4.5.2.1 Artificial lighting shall be **only** by means of electricity.

4.5.2.2 When lighting fixtures are located within 10 feet of a spray booth, spraying space, dipping space or within a storage room they shall be of the rigid stem type, enclosing all wiring and be equipped with keyless sockets having vapor proof globes. Where exposed to breakage, globes shall be adequately protected by substantial metal guards or equivalent means. Fluorescent tube type lighting fixtures when used in spray booths or in spray and dip spaces or in storage rooms or rooms containing inflammable vapors, shall be of a type approved for use in explosive atmospheres. The auxiliaries of mercury vapor lamps shall be offset at least ten (10) feet from spray booth, spray or dip spaces unless enclosed in explosion-proof protection.

4.5.2.3 All electrical equipment shall be installed and grounded as provided by the Administrative Code covering electrical equipment and permanently connected to their source of current supply, using metallic conduit.

4.5.2.4 No pin plug receptacles shall be used except when the use of receptacles and attachment plugs become necessary they shall be so connected to form a part of a unit device with explosion-proof interlocking switch precluding the removal of the plug when the switch is in the "on" position or by an approved explosion-proof enclosure which can seal the arc when the current is interrupted. Such receptacles and plugs shall be of the polarized type providing a connection for the grounding wire of the portable cords.

RULES

4.5.2.5 All electric wiring shall be enclosed in rigid standard weight metallic conduits with explosion proof joints and fittings. Joints in metallic conduit having threaded couplings shall not have less than five (5) fully engaged threads. Where flexible connections are required a flexible fitting approved for explosive atmospheres shall be used.

4.5.2.6 The use of portable cords or trailer lights are prohibited, except when flexible cord approved for hard usage containing one (1) extra insulated conductor properly connected to form a grounding connection for metal lamp guards, motor frames and all other exposed metal portions of such portable lamps and devices may be used. When portable lamps are used they shall be enclosed in a manner approved for explosive atmospheres and with substantial guards of metal to prevent breakage. Sockets shall be of the keyless moulded composition type with no exposed metal parts.

Rule 5. Maintenance and Operation.

5.1 Every premises wherein a spraying, dipping, or immersing space is maintained and operated shall be continuously under the charge and supervision of one or more persons holding a certificate of fitness, whose duty shall be to see that the spray, dipping and immersing space comply with the rules and the terms of the permit are not violated. No other duties shall interfere with the enforcement of these rules while the work is in process. A copy of these rules shall be available near the space where these rules apply.

5.2 Smoking or the carrying of lighted cigars, cigarettes, matches, or pipes in spray, dipping or immersing space is prohibited.

5.3 No person shall be permitted within a spray space between the spray gun and the exhaust outlet while the spray gun is in use.

5.4 Spraying, dip or immersing spaces, and its surroundings shall be kept clean at all times and shall be kept clear of all materials, equipment and utensils not required in the operation of the spray. Side walls, ceilings, baffle plates, etc., shall be sprayed with soap and water solution, before cleaning, or cardboard or masking paper may be fastened before any operation and after said operation all waste material shall immediately be removed from the premises.

5.5 Floors within and surrounding spray, dip, or immersing spaces shall be kept clean and free from waste material at all times.

5.6 Spray rooms, booths, fans, ducts, and other equipment shall be cleaned frequently and maintained in clean and efficient working condition; lacquer spraying booths shall be wet down before cleaning.

5.7 Implements used for cleaning shall be made of non-ferrous material to avoid sparks.

5.8 Metal waste cans with self-closing covers shall be provided for all spraying, dipping or immersing spaces and storage rooms. The number to be installed shall be determined by the administrative official having jurisdiction.

5.9 Approved fire appliances shall be installed in all spraying, dipping or immersing spaces and in storage rooms as may be determined by the administrative official having jurisdiction.

5.10 Accumulation of inflammable waste, sweepings or deposits from spray, dip or immersing space is prohibited. All such waste shall be placed in approved waste cans and be removed from the premises at the close of work each day.

5.11 All sandpapering of lead painted surfaces shall be done with wet sandpaper.

5.12 When a motor vehicle is taken into a spray space, the batteries shall be disconnected before the process of spraying is begun.

5.13 Before spraying is performed on elevator cars all electric power operating all elevators enclosed in a common shaft, shall be turned off. While such work is in progress portable fire extinguishers shall be provided and maintained adjacent to the work as the Fire Commissioner shall direct. Such shafts shall be well ventilated of fumes before starting elevators.

5.14 Inflammable solvents used for cleaning equipment or for any other purpose shall not be discharged into the house drain.

Rule 6. Material Storage and Mixing.

6.1 Main supplies of spray coating and dipping materials and thinners shall be kept in an outside storage building, storage rooms or in vented metal cabinets in accordance with the following amounts:

6.1.1 Spraying materials not in excess of 100 gallons may be stored in single walled metal cabinets ventilated to the outer air. Such cabinet to be metal covered on all sides, including the doors and arranged for ventilation at top and bottom.

6.1.2 Spraying materials not in excess of 200 gallons may be stored in double-walled metal cabinets ventilated to the outer air or wood cabinets metal covered on all sides, including the door, and arranged for ventilation at top and bottom, to the outer air.

6.1.3 Spraying materials in excess of 200 gallons shall be stored in a separate exterior storage building of fireproof or fire-resisting material with ventilated plain glass skylight or in a storage room constructed fireproof in a fireproof building or fire-resisting in a non-fireproof building. The maximum amount of spraying materials to be stored in a storage room of a non-fireproof building shall be determined by the administrative official having jurisdiction.

6.1.4 Mixing or thinning of coating materials shall be conducted in a storage building or storage room, except that containers of total capacity not exceeding ten gallons may be opened and their contents mixed in the spray room or room in which booths are located while the air exhaust system is operating.

6.1.5 Working supplies sufficient for not more than one day's use but not exceeding twenty gallons to each booth, nor a total of one hundred gallons, may be

RULES

kept in the spray room or room in which spray booths are located; covers of containers must be kept thereon when such containers are not actually in use. This amount is in addition to the amount allowed in Rule 6.1.7.

6.1.6 Gravity feed material containers for supplying spray guns shall not exceed ten gallons in capacity and shall be supported by wire cables or metal brackets having a factor of safety of four when filled with the heaviest spraying materials used.

6.1.7 Pressure feed tanks and other equipment for use in connection with direct spraying under air pressure shall be restricted to tanks of not more than sixty gallons, individual capacity, designed, constructed and approved for this specific purpose by the Board of Standards and Appeals. Each tank shall be provided with a safety valve set at a pressure not exceeding eighty pounds. All gravity feed containers and other spraying equipment shall be approved as above.

6.1.8 The installation of all electrical wiring, switches, lighting and all other electrical equipment, and the provisions of these rules against carrying matches or smoking and prohibiting flame or spark-producing devices, shall also apply to storage or mixing rooms.

6.2 Storage of Materials where nitro cellulose products are manufactured.

6.2.1 Storage of spraying, dipping and immersing materials shall be as provided in Rule 6.1.1 through Rule 6.1.3, but in a building in which nitro cellulose products are manufactured, stored or kept the amount shall be not over twenty-five (25) gallons as per Section C19-113.0, subdivision h of the Administrative Code.

6.3 Sprinklers.

6.3.1 Sprinkler heads shall be provided in all spray, dip or immersing spaces and storage rooms and shall be installed in accordance with the Sprinkler Rules of the Board of Standards and Appeals, except in non-sprinklered buildings where sprinkler connection may be made to the house water supply, provided the size of the house water supply line is adequate for the number of sprinkler heads.

6.4 Maintenance of Sprinkler Heads.

6.4.1 Sprinkler heads in spraying, dipping and immersing spaces shall be cleaned at least once a week under the supervision of the person holding the certificate of fitness and a coating of light grease or vaseline shall be applied after each cleaning to prevent the formation of a hard deposit and render the sprinkler useless in case of fire. The use of paper bags or other materials about sprinkler heads is prohibited.

Rule 7. General Requirements.

Notice—Attention is called to the provisions of the Administrative Code as to violations reading as follows:

Section C19-152.0 of the Administrative Code, "Any person who shall willfully violate or neglect or refuse to comply with any of the provisions of this chapter in addition to any other penalties prescribed by law or ordinance shall, upon conviction, be punished by a fine of not more than \$500 or by imprisonment not exceeding 6 months, or by both such fine and imprisonment."

NOTE:—The principal cause of fires in spray-booth installations are: broken electric lamps and other electrical defects; cleaning the interior booths, fans and motors with highly flammable solvents;

accumulation of deposits in the tubes and vent pipes from neglect in cleaning them frequently; unnecessary accumulation of waste and refuse, smoking and a general lack of cleanliness.

- (a) "No Smoking" signs, with letters at least 2 inches in height, shall be posted at entrances to and in all spray rooms and paint storage rooms or building.
- (b) No combustible materials shall be stored or maintained within 15 feet of any spray booth.
- (c) All stocks shall be arranged so as not to interfere with the operation of automatic sprinkler heads.
- (d) Adequate mechanical or natural ventilation shall be provided.
- (e) No open flames or devices creating open flames or arcs shall be maintained within 25 feet of the spray or dipping process.
- (f) The premises where painting, dipping or immersing is performed shall be kept clear of empty paint cans, rubbish, paint accumulations and other combustible material.

Rule 8. Existing Spray Booths and Installations.

8.1 These rules shall be retroactive in the following respects:

Rule 1.3.4 Heating of Rooms.

Rule 3.1 Air Exhaust System.

Rule 3.2 Air Supply and Mixing.

Rule 4.0 Specifications for Spray Booths, Spray Rooms, Dip and Immersing Rooms, New Drying Equipment, and Material Storage Rooms.

4.1.3 Surfacing of Booths.

4.1.5 Surfacing of metal in Booths.

4.3.2 Maintenance of Ducts.

4.4.6 Method of Induced Draft.

4.5.1 Electrical Equipment.

4.5.2 Electrical Lighting.

Rule 5.1 Certificate of Fitness.

5.2 Smoking, Matches, etc.

5.6 Maintenance of Equipment.

5.7 Cleaning Implements.

5.9 Fire Appliances.

5.10 Accumulation and disposal of waste materials.

5.12 Motor vehicles in booths or rooms.

5.13 Spraying Elevator Cabs.

Rule 6. Material, Storage and Mixing.

Rule 7. General Requirements.

Rule 8.1 Rules 6.1, 6.2, 6.3 and 6.4 may not be applied in fireproof buildings equipped with an approved existing automatic sprinkler system where the general conditions of cleanliness are properly maintained at all times.

Rule 9. Permits and Plans.

Before a permit is issued by the Fire Commissioner, plans shall be filed with the Borough Superintendent, stating name, address, floor and space where the painting, dipping or spraying processes or storage room are to be installed. Such plan shall include a complete layout of the proposed installation and shall clearly indicate the location of all exterior wall openings, in premises and adjacent buildings, exits, chimneys, vent openings and proposed processes.

Plans shall be filed with the Borough Superintendent for storage and mixing rooms. Such plans shall show the complete floor plan of the proposed equipment and the location of the proposed equipment with respect to the storage and mixing rooms, exterior wall openings, in premises and adjacent buildings, exits and all chimneys within 20 feet of storage rooms and vent openings.

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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps **NOT ACCEPTABLE**.

BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

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Notice—Warning.

COURT DECISION.

Matter of Sands Harbor Homes vs. Board:—On November 14, 1961, the Board denied the appeal to review a decision of the Borough Superintendent's stop work order; calendar numbers and premises listed below:

Cal. No.	Premises — Brooklyn	Block	Lot
744-61-A	2659 East 66th Street	8602	19
745-61-A	2663 " 66th "	8602	17
746-61-A	2675 " 66th "	8602	11
747-61-A	2671 " 66th "	8602	13
748-61-A	2691 " 66th "	8602	3
749-61-A	2655 " 66th "	8602	21
750-61-A	2363 56th Drive	8603	1
751-61-A	2333 56th "	8602	65
752-61-A	2353 56th "	8603	5
753-61-A	2697 East 66th Street	8602	1
754-61-A	2369 56th Drive	8604	9
755-61-A	2373 56th "	8604	7
756-61-A	2357 56th "	8603	3
757-61-A	2679 East 66th Street	8602	9
758-61-A	2377 56th Drive	8604	5
759-61-A	2667 East 66th Street	8602	15
760-61-A	2683 " 66th "	8602	7
761-61-A	2345 56th Drive	8603	7
762-61-A	2687 East 66th Street	8602	5
763-61-A	2383 56th Drive	8604	3
764-61-A	2387 56th Drive	8604	1
765-61-A	2337 56th Drive	8602	62

At Supreme Court, Special Term, Part I, Mr. Justice Morrissey stated in part as follows:

"Petitioner moves for an order staying the Department of Buildings 'from all proceedings in furtherance of the violations issued against petitioner'. . . . The building department claims that the homes are not erected on piers and docks subject to the jurisdiction of the Department of Marine and Aviation but on land over which the building department has supervisory function. Petitioner appealed to the Board of Standards and Appeals, and the board affirmed the decision of the building department. Petitioner now brings a certiorari proceeding to review the determination of the board and pending the determination, asks for a temporary stay restraining the building department from enforcing its orders. . . . Motion denied."

(N.Y. Law Journal, February 1, 1962, page 14)

HOURS OF CONSULTATION

10 A.M. to 1 P.M.

Any person desiring to consult the Chairman, the Commissioners, Director or the Engineers, pertaining to the work of the board, will be seen only between the hours of ten in the morning and one in the afternoon—Saturdays excepted.

PUBLIC HEARINGS

Tuesday at 10 a.m. and 2 p.m.

Special meetings as published in this Bulletin.

All hearings are held at 80 Lafayette Street, 9th Floor, Borough of Manhattan.

CALENDAR

DOCKET

New Cases Filed up to February 6, 1962.

Cal. No. Dept. Premises

105-62-A—B.R.—222 Rensselaer Avenue, east side, 200 feet north of Jefferson Boulevard, Block 6233, Lot 18, Huguenot, Borough of Richmond, N.B.—2104-61, re—building not facing legal street.

106-62-A—B.R.—226 Rensselaer Avenue, east side, 160 feet north of Jefferson Boulevard, Block 6233, Lot 17, Huguenot, Borough of Richmond.

107-62-A—B.R.—230 Rensselaer Avenue, east side, 120 feet north of Jefferson Boulevard, Block 6233, Lot 15, Huguenot, Borough of Richmond, N.B. 2106-61, re—building not facing legal street.

108-62-A—B.R.—234 Rensselaer Avenue, east side, 80 feet north of Jefferson Boulevard, Block 6233, Lot 13, Huguenot, Borough of Richmond, N.B. 2107-61, re—building not facing legal street.

109-62-A—B.R.—236 Rensselaer Avenue, east side, 40 feet north of Jefferson Boulevard, Block 6233, Lot 11, Huguenot, Borough of Richmond, N.B. 2108-61, re—building not facing legal street.

110-62-A—B.R.—238 Rensselaer Avenue, northeast corner, Block 6233, Lot 7, Huguenot, Borough of Richmond, N.B. 2109-61, re—building not facing legal street.

111-62-A—B.R.—246 Sheldon Avenue, south side, 40 feet east of Jefferson Boulevard, Block 6234, Lot 11, Huguenot, Borough of Richmond, N.B. 4-62, re—building not facing legal street.

112-62-A—F.D.—169 Spring Street, north side, 45 feet—2 inches west of West Broadway, Block 502, Lot 40, Borough of Manhattan, F.D. Violation Order No. 495253, re—sprinkler system.

113-62-B.Z.—B.Bx.—581 East 149th Street, north side, 48.42 feet east of St. Anns Avenue, Block 2616, Lots 2 and 3, Borough of The Bronx, N.B. 894-61, re—proposed demolition, reconstruction and enlargement of an existing oil selling station to—an automotive service station, lubritorium, minor auto repairs with hand tools only, non-automatic car wash, storage room, office, and accessory sales, parking of motor vehicles awaiting service in open area; ground sign; exits and entrances—C2-1 use district.

114-62-A—B.R.—237 Mann Avenue, east side, 175 feet south of Clove Lakes Expressway, Block 771, Lot 39, Meiers Corners, Borough of Richmond, N.B. 890-61, re—building not facing legal street.

115-62-A—B.R.—241 Mann Avenue, east side, 224.86 feet south of Clove Lakes Expressway, Block 771, Lot 36, Meiers Corners, Borough of Richmond, N.B. 891-61, re—building not facing legal street.

116-62-A—B.R.—247 Mann Avenue, east side, 266 feet south of Clove Lakes Expressway, Block 771, Lot 34, Castleton

Corners, Borough of Richmond, N.B. 892-61, re—building not facing legal street.

117-62-A—B.R.—8 Schmidts Lane, south side, 364.30 feet east of Melhorn Road, Block 690, Lot 342, Castleton Corners, Borough of Richmond, N.B. 1756-61, re—building not facing legal street.

118-62-A—B.R.—12 Schmidts Lane, south side, 324.05 feet east of Melhorn Road, Block 690, Lot 340, Castleton Corners, Borough of Richmond, N.B. 1757-61, re—building not facing legal street.

119-62-A—B.R.—16 Schmidts Lane, south side, 283.80 feet east of Melhorn Road, Block 690, Lot 338, Castleton Corners, Borough of Richmond, N.B. 1758-61, re—building not facing legal street.

120-62-A—B.R.—20 Schmidts Lane, south side, 243.55 feet east of Melhorn Road, Block 690, Lot 336, Castleton Corners, Borough of Richmond, N.B. 1759-61, re—building not facing legal street.

121-62-A—B.R.—24 Schmidts Lane, south side, 203.30 feet east of Melhorn Road, Block 690, Lot 334, Castleton Corners, Borough of Richmond, N.B. 1760-61, re—building not facing legal street.

122-62-A—B.R.—28 Schmidts Lane, south side, 163.05 feet east of Melhorn Road, Block 690, Lot 332, Castleton Corners, Borough of Richmond, N.B. 1761-61, re—building not facing legal street.

123-62-A—B.R.—32 Schmidts Lane, south side, 122.80 feet east of Melhorn Road, Block 690, Lot 330, Castleton Corners, Borough of Richmond, N.B. 1762-61, re—building not facing legal street.

124-62-A—B.R.—36 Schmidts Lane, south side, 82.55 feet east of Melhorn Road, Block 690, Lot 328, Castleton Corners, Borough of Richmond, N.B. 1763-61, re—building not facing legal street.

125-62-A—B.B.—2000 Shore Parkway, southwest corner of Bay 46th Street, Block 6945, Lots 92, 95, 102 and 385, Borough of Brooklyn, F.D. Decision 1-16-62, re—open fire, permit.

126-62-A—F.D.—245 East 59th Street, and 1123-1125 Second Avenue, northwest corner, Block 1414, Lot 21, Borough of Manhattan, F.D. Violation Order No. 506888, 506865, re—sprinkler system; casement door leading to all fire escape balconies; steps leading to balcony fire escape sills, etc.

127-62-A—F.D.—345-347 Broadway, and 92-94 Leonard Street, southwest corner, Block 173, Lot 27, Borough of Manhattan, F.D. Violation Order #485465, re—sprinkler system.

128-62-A—F.D.—64-70 Broadway, southeast corner Wall Street, and 13-19 New Street, Block 23, Lot—Part of Lot 1, Borough of Manhattan, F.D. Order No. 5368-1, re—sprinkler system.

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129-62-A—B.R.—132 Fisher Avenue, southwest corner Orchard Avenue, Block 3022, Lot 79, Tottenville, Borough of Richmond, N.B. 2692-61, re—building not facing legal street.

130-62-A—B.R.—160 Adelaide Avenue, south side, 19.56 feet west of Platt Street, Block 4705, Lot 171, Oakwood, Borough of Richmond, N.B. 3004-61, re—building not facing legal street.

131-62-BZ—B.Bx.—3001 Kingsbridge Avenue, northwest corner West 230th Street, Block 3403, Lot 1, Borough of The Bronx, Alt. 752-61, re—proposed enlargement of use, R-6 use district.

132-62-SA—Van Dorn & Dravo 6000 and 7000 Series Infra Red Gas Heaters, (space heating for industrial and commercial application), manufactured by Van Dorn Iron Works, Co., Appliance.

133-62-A—F.D.—21 West 19th Street, north side, 345 feet west of Fifth Avenue, Block 821, Lot 27, Borough of Manhattan, F.D. Violation Order No. 547650, re—sprinkler system.

134-62-A—F.D.—311 Bowery, east side, 50 feet north of East 1st Street, Block 457, Lot 4, Borough of Manhattan, F.D. Violation Order No. 487499, re—sprinkler system.

135-62-A—B.R.—261 Fisher Avenue, east side, 153.42 feet north of Amboy Road, Block 8042, Lot 18, Tottenville, Borough of Richmond, N.B. 371-60, re—building not facing legal street.

136-62-A—B.M.—319 West 22nd Street, north side, 256 feet 3 inches west of Eighth Avenue, Block 746, Lot 26, Borough of Manhattan, Alt. 1854-61, re—floor area.

137-62-A—B.B.—1507-1565 Albany Avenue, east side, 115 feet south of Farragut Road, Block 5016, Lot 13, Borough of Brooklyn, B.N. 2225-61, re—public swimming pool—storage of 6 liquified Chlorine Cylinders.

138-62-SM—R. C. Mahon Company Two Hour Fire Rating Non-Bearing Aluminum and Steel Faced Wall, manufactured by R. C. Mahon Company, Material.

139-62-A—F.D.—1214 Broadway and 32-38 West 30th Street, southeast corner, Block 831, Lot 59, Borough of Manhattan, F.D. Violation Order No. 524435, re—sprinkler system.

Restored to Docket.

998-55-BZ—BB.—1638 8th Avenue, west side, 110 feet 7 inches north of Prospect Avenue, Block 1112, Lot 54, Borough of Brooklyn, Alt. 3374-55, reopened for consideration as to extension of term of variance, re—parking lot—residence use district.

662-56-BZ—B.B.—3875 Flatlands Avenue, north side, 100 feet east of Flatbush Avenue and 1973-1983 Flatbush Avenue, east side, 30 feet north of Flatlands Avenue, Block 7821, Lots 21, 23 and 122, Borough of Brooklyn, Alt. 2112-56, reopened for consideration as to extension of term of

variance, re—parking lot—business and residence use districts.

145-56-BZ—Vol. II—B.B.—1266-1276 East 17th Street and 1619-1623 Chestnut Avenue, northwest corner and 1611-1613 Chestnut Avenue, north side, 53 feet 4½ inches west of East 17th Street, Block 6736, Lots 34 and 82, Borough of Brooklyn, Alt. 814-58, reopened for consideration as to extension of term of variance, re—parking lot—residence and unrestricted use districts.

438-39-BZ—Vol. III—B.B.—4312-4318 Church Avenue, south side, 40 feet 8 inches west of Troy Avenue, Block 4897, Lot 7, Borough of Brooklyn, Alt. 3392-61, reopened for consideration as to extension of term of variance, re—gasoline service station, lubritorium, auto laundry, store and motor vehicle repair shop (hand tools only).

889-60-BZ—Vol. II—B.B.—8850-8860 17th Avenue, north side, 115.30 feet west of Cropsey Avenue, Block 6461, Lot 42, Borough of Brooklyn, Alt. 2749-60, re—restaurant, catering and parking of patrons' and employees' cars—residence use district.

828-47-BZ—Vol. II—B.Q.—1408-1414 Far Rockaway Boulevard and 1901-1909 Nameoke Avenue, northwest corner and 1405-1407 Augustina Avenue, Block 15536, Lot 15, Far Rockaway, Borough of Queens, Alt. 2513-61, re—extension of existing repair shop; area excessive—business and manufacturing D area district.

110-37-BZ—Vol. II—B.B.—345-349 9th Street, north side, 245 feet 9 inches west of 6th Avenue and 314-332 8th Street, south side, 138 feet 1 inch west of 6th Avenue, Block 1105, Lots 26 to 36 inclusive, 57, 58 and 59, Borough of Brooklyn, Alt. 1583-40, reopened for consideration as to extension of term of variance, re—parking and storage of more than five motor vehicles—business and residence use district.

392-21-BZ—Vol. II—B.B.—1210-1216 Myrtle Avenue and 75-83 Suydam Street, southwest corner, Block 3205, Lots 25 and 26, Borough of Brooklyn, N.B. 911-46, reopened for consideration as to extension of term of variance, re—reconstruction and extension of an existing gasoline service station—business use district.

842-55-BZ—B.Bx.—3544 Eastchester Road, east side, 100 feet south of Needham Avenue and 1211 Mickle Avenue, Block 4726, Lots 6 and 37, Borough of The Bronx, Alt. 941-55, reopened for consideration as to extension of term of variance, re—parking and storage of motor vehicles—residence use district.

398-32-BZ—Vol. II—B.Bx.—570 East Fordham Road and 2514 Hoffman Street, southeast corner, Block 3067, Lot 48, Borough of The Bronx, Amendment to Alt. 335-51, reopened for consideration as to extension of term of variance, re—motor vehicle repair shop—residence and business use district.

819-59-BZ—B.Bx.—2566 Boston Road and 2538 Barnes Avenue, southeast corner, Block 4440, Lots 16, 20, 22, 27,

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39 and 41, Borough of The Bronx, N.B. 1592-59, reopened for consideration as to extension of time to complete, re-retail supermarket with accessory customer and employee parking—business and residence use districts.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

RULES

	Last Publication
Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier, Rules..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime)...	Aug. 3, 1937—Vol. 22, No. 31
Dry Cleaning Establishments Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior).....	April 15, 1958.
Fire Drill Rules	Dec. 28, 1961—Vol. 46, No. 52
Fire Resistive, Flameproof Materials, etc., Rules for Testing of	Feb. 1, 1962—Vol. 47, No. 5
Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	June 30, 1960—Vol. 45, No. 26
Fireproof Wood, Testing of.....	Apr. 13, 1937—Vol. 22, No. 15
Gas Shut-Off Rules	Apr. 7, 1925—Vol. 10, No. 14
Hatchway Protection	June 5, 1928—Vol. 13, No. 23
Insulating Fibre Board Rules	Mar. 25, 1952—Vol. 37, No. 13A
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Feb. 11, 1947—Vol. 32, No. 6
Oil Burner Rules	June 25, 1959—Vol. 44, No. 25
Opening Protective Assemblies, Rules for Inspection of	May 27, 1954.
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules	Aug. 3, 1937—Vol. 22, No. 31
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply)	Nov. 13, 1956.
Procedure, Rules of	Oct. 8, 1959—Vol. 44, No. 40
Smoking in Factories, Rules for..	July 20, 1961—Vol. 46, No. 29
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	Feb. 8, 1962—Vol. 47, No. 6
Sprinkler, Rules	June 29, 1937—Vol. 22, No. 26
Standpipe Fireline Rules	June 8, 1937—Vol. 22, No. 23
Structural Alterations, Reporting.	June 7, 1932—Vol. 17, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code)..	Sept. 3, 1946—Vol. 31, No. 36

Zoning Resolution, Rule to Supplement Section 19-A—July 11, 1958.

Section I, List of Approved Gas Fired Heating Equipment, Gas Burner and Heater Accessories. Oil Fired Heating Equipment and Oil Burner and Heater Accessories, issued June 1, 1955, listing all approvals through May 24, 1955.

Section II, List of Approved Concrete and Clay Products, issued June 27, 1958, listing all approvals through July 2, 1957.

These pamphlets may be purchased at 80 Lafayette Street, Manhattan. Single Copies \$1.25; By Mail—\$1.50 (Cash only).

Further Sections will be published, containing other approved materials and appliances.

FEBRUARY 20, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, February 20, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matters:

327-41-BZ—Vol. II

APPLICANT—Philip P. Agusta for Joseph Foraldo, owner. SUBJECT—Application reopened November 8, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension of the uses in an existing one story building presently occupied as a rag and metal storage to include rag baling, junk shop and metal storage and use of an oxy-acetylene torch for junk and metal storage in the open area and parking of cars.

PREMISES AFFECTED—191-195 Woodpoint Road and 230-234 Skillman Avenue, southeast corner, Block 2893, Lot 12, Borough of Brooklyn.

Laid over from January 23, 1962 to February 20, 1962, for hearing; twenty days notices are to be sent to legally affected property owners by the applicant; drawings are to show all doors and gates.

567-43-BZ—Vol. III

APPLICANT—Philip P. Agusta for Gottscheer and Central Holding Company, Incorporated, owner.

SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a local retail and residence use, C area district the erection of a one story extension to an existing two story building as a bar and grill, meeting room, cabaret and kitchen extending into the residence portion of the premises and exceeding the permitted area coverage.

PREMISES AFFECTED—655-657 Fairview Avenue, north side, 77.29 feet east of Linden Street, 2012-2014 Linden Street, Block 3485, Lot 1, Ridgewood, Borough of Queens.

821-46-BZ—Vol. II

APPLICANT—Harry Silverman for Airport Motors Incorporated, owner.

SUBJECT—Application reopened September 19, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7i and 7A of the Zoning Resolution, to permit in a business use district for a temporary term of twenty (20) years, the erection of a one story extension to an existing auto showroom, service repair shop and storage garage for more than five motor vehicles previously granted by the Board, with business entrances and exits within 75 feet of a residence use district.

PREMISES AFFECTED—78-01 to 78-19 Northern Boulevard, northwest corner, from 78th Street to 79th Street, 32-62 to 32-70 79th Street and 32-65 to 32-71 78th Street, Block 1174, Lots 35 and 41, Jackson Heights, Borough of Queens.

1459-61-A

APPLICANT—Harry Silverman for Airport Motors Incorporated, owner.

SUBJECT—Application June 27, 1961—Appeal from a decision of the Borough Superintendent re—extension, tabular limits.

PREMISES AFFECTED—78-01 to 78-19 Northern Boulevard, northwest corner, from 78th Street to 79th Street, 32-62 to 32-70 79th Street and 32-65 to 32-71 78th Street, Block 1174, Lots 35 and 41, Jackson Heights, Borough of Queens.

47-59-BZ—Vol. II

APPLICANT—Nathan Lubroth for 100 Montague Corporation, owner; Love Lane Automotive Corporation, lessee.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a resi-

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dence use district, the combining of three existing garage buildings using them conjunctively as a non-storage garage and discontinuing the second floor use.

PREMISES AFFECTED—12-18 College Place, east side, 77 feet, 11 inches north of Love Lane, Block 236, Lot 43, Borough of Brooklyn.

2004-61-A

APPLICANT—Nathan Lubroth for 100 Montague Corporation, owner; Love Lane Automotive Corporation, lessee.
SUBJECT—Application filed November 8, 1961—Appeal from a decision of the Borough Superintendent, re—Class 3 building to garage use.

PREMISES AFFECTED—12-18 College Place, east side, 77 feet, 11 inches north of Love Lane, Block 236, Lot 43, Borough of Brooklyn.

1509-61-BZ

APPLICANT—Arnold Haber for F and J Puzio Construction Company, owner.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, D and E-1 area district, for a temporary term of years, the erection and maintenance of a gasoline service station, lubricatorium, sales and office, minor auto repairs and the parking of motor vehicles.

PREMISES AFFECTED—33 East 233rd Street, northeast corner of Herkimer Place, Block 3363, Lot 58, Borough of The Bronx.

1512-61-BZ

APPLICANT—Daniel J. Pinsky for Miguel, Raymond and Angel Ruiz, owners.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7e and 7A of the Zoning Resolution, to permit in a local retail use district, the erection and maintenance of a gasoline service station, lubricatorium, minor vehicle repairs, car wash and accessory storage with show windows within 75 feet of a residence use district.

PREMISES AFFECTED—905-909 Castle Hill Avenue, 2169-2175 Story Avenue, northwest corner, Block 3687, Lot 43, Borough of The Bronx.

1514-61-BZ

APPLICANT—Aaron Halpern for Whitestone Operating Corporation, owner.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7d and 7a of the Zoning Resolution, to permit in a retail use district, at an existing restaurant with accessory parking, the maintenance of new and larger ground sign.

PREMISES AFFECTED—2560 Bruckner Boulevard, south side, 417.63 feet east of Brush Avenue, Block 5541, Lot 41, Borough of The Bronx.

1516-61-BZ

APPLICANT—Lama, Proskauer and Prober for 166 Carlton Avenue Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 19A (j) of the Zoning Resolution, to permit in a residence use B area district, the change in occupancy of an existing four story and cellar building from a public garage to the manufacturing, warehousing and storage of electrical appliances, loading and unloading, office and signs and without the required loading berth for a temporary term of twenty (20) years.

PREMISES AFFECTED—166-172 Carlton Avenue, west side, 164.3 feet south of Myrtle Avenue, Block 2072, Lot 36, Borough of Brooklyn.

1517-61-A

APPLICANT—Lama, Proskauer and Prober for 166 Carlton Avenue Corporation, owner.

SUBJECT—Application September 19, 1961—Appeal from

a decision of the Borough Superintendent re—class 3 building, change in use, egress.

PREMISES AFFECTED—166-172 Carlton Avenue, west side, 164.3 feet south of Myrtle Avenue, Block 2072, Lot 36, Borough of Brooklyn.

1522-61-BZ

APPLICANT—Samuel Rosenblum for Sydney Trattler, owner.

SUBJECT—Application October 3, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—53-03 97th Street, southeast corner of Christie Avenue, Block 1897, Lot 27, Elmhurst, Borough of Queens.

1523-61-BZ

APPLICANT—Lama, Proskauer and Prober for Cosmo Passalacqua, owner; Central Industrial Bank, lessee.

SUBJECT—Application October 3, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district for a temporary term of twenty years, the maintenance of a proposed two story and cellar building as a bank and doctor's office and dwelling with accessory parking in the open area with business signs and entrances.

PREMISES AFFECTED—1759-1761 Rockaway Parkway, 9701-9715 Avenue L, northeast corner, Block 8243, Lot 5, Borough of Brooklyn.

1531-61-BZ

APPLICANT—Elliot Saltzman for Telbros Realty Corporation, owner.

SUBJECT—Application October 4, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business use D area district, the erection of a one story extension to an existing building used for the manufacturing, storage, loading and unloading of incombustible materials and parking of five trucks to increase the parking to more than five trucks, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—306-316 Van Brunt Street, west side, 50 feet north of Pioneer Street, Block 529, Lots 39, 40 and 41, Borough of Brooklyn.

1880-61-BZ

APPLICANT—Elliot Saltzman for James Manfrede, owner.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district on a plot presently occupied for the sale of used cars and auto parts, the erection of a one story and mezzanine building for the storage and sale of auto parts, office and the extension of the uses in the open area to include sale of cars not in running condition and used parts requiring gas and electric welding and cutting.

PREMISES AFFECTED—2401-2413 Cropsey Avenue 8841-8857 24th Avenue, northeast corner, Block 6891, Lots 4, 6, 8, and 11, Borough of Brooklyn.

854-59-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr., for Nathan Greenbaum, owner.

SUBJECT—Application reopened December 13, 1961 for consideration as to extension of time to complete, expired June 14, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for the parking and storage of more than five (5) motor vehicles.

PREMISES AFFECTED—Manor Avenue, east side, 100 feet south of East 174th Street, Block 3866, Lots 34 and 36, Borough of The Bronx.

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FEBRUARY 20, 1962, 2 P.M.

Laid over from January 23, 1962 to February 6, 1962, for hearing; applicant to obtain new decision from the Borough Superintendent; then to February 20, 1962, for hearing at request of applicant; applicant to obtain new decision of the Borough Superintendent.

9-56-BZ

APPLICANT—Leonard F. Rothkrug for Anthony Esposito, owner.

SUBJECT—Application reopened January 23, 1962 for consideration as to extension of term of variance, expired October 16, 1961—for decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, a parking lot for 12 cars of the non-transient pleasure vehicle type.

PREMISES AFFECTED—2844 (2842-2844 official) West 24th Street, west side, 360 feet south of Neptune Avenue and 360 feet north of Mermaid Avenue, Block 7014, Lot 26, Borough of Brooklyn.

1000-55-BZ

APPLICANT—Leonard E. Rothkrug for G. H. N. B. Realities, Inc., owner.

SUBJECT—Application reopened January 23, 1962 for consideration as to extension of term of variance, expired October 30, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district a parking lot for more than 5 cars.

PREMISES AFFECTED—940-942 Marcy Avenue, west side, 80 feet south of Macon Street, Block 1850, Lots 26 and 35, Borough of Brooklyn.

326-41-BZ—Vol. II

APPLICANT—Leonard F. Rothkrug for Marharita Boccia, owner.

SUBJECT—Application reopened January 23, 1962 for consideration as to extension of term of variance, expired November 14, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district the continued use of a frame building for 7 car garage.

PREMISES AFFECTED—222 Homecrest Avenue, west side, 180 feet south of Avenue V. Block 7372, Lot 16, Borough of Brooklyn.

87-52-BZ

APPLICANT—Paul Gordon for Ida Shapiro, owner.

SUBJECT—Application reopened January 23, 1962 for consideration as to extension of term of variance, expired April 10, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—2840-2842 West 22nd Street, west side, 315 feet south of Neptune Avenue, Block 7016, Lot 25, Borough of Brooklyn.

721-41-BZ—Vol. III

APPLICANT—Dominick Salvati and Son for H.N.F. Realty Co., owner.

SUBJECT—Application reopened January 23, 1962 for consideration as to extension of term of variance, expires September 12, 1965—decision of the Zoning Resolution, previously granted on condition, under Sections 7e and 7i of the Zoning Resolution, permitting in a business use district, the maintenance of a gasoline service station, lubricatorium, office and minor repairs with hand tools only may be permitted within the accessory building.

PREMISES AFFECTED—260-01 to 260-09 Horace Harding Boulevard and 54-47 to 54-63 Little Neck Parkway, northeast corner, Block 8274, Lot 135, Little Neck, Borough of Queens.

MAX H. FOLEY, Chairman.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, February 20, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

19-61-A—Vol. II

APPLICANT—Lee Schoen for A. Trenkmann Estates, owner.

SUBJECT—Application reopened November 14, 1961 as Volume II—Appeal from a decision of the Borough Superintendent,—re egress.

PREMISES AFFECTED—247-249 Center Street, west side, 121 feet, 2 inches south of Broome Street, and 179-183 Lafayette Street, Block 472, Lots 4 and 17, Borough of Manhattan.

292-61-A

APPLICANT—Irwin Emerman for Leonard Kaplan, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—95 Reade Street, south side, 74 feet 6 inches west of Church Street, 113 Chambers Street, Block 145, Lot 6, Borough of Manhattan.

1150-61-A

APPLICANT—Peter S. Gluck for Jamed Properties, Incorporated, owner; Typhoon Air Conditioning Division, Hupp Corporation, lessee.

SUBJECT—Application July 13, 1961—Appeal from a decision of the Borough Superintendent re—bake oven.

PREMISES AFFECTED—505 Carroll Street, north side, 200 feet east of Third Avenue, 530 President Street, Block 448, Lot 13 (incl. former 18) Borough of Brooklyn.

1233-61-A

APPLICANT—Schaefer and Atkin for Chestnut Realty Corporation, owner.

SUBJECT—Application July 28, 1961,—Filed pursuant to Section 310, of the Multiple Dwelling Law re—cellar apartments.

PREMISES AFFECTED—609-615 Ft. Washington Avenue, west side, 101 feet 13/8 inches north of West 187th Street, Block 2179, Lot 354, Borough of Manhattan.

1260-61-A

APPLICANT—John F. Fitzsimons for Graphic Talents Incorporated, owner.

SUBJECT—Application August 3, 1961—Appeal from a decision of the Borough Superintendent re—stair enclosure and cl. 3 construction.

PREMISES AFFECTED—44 East 52nd Street, south side, 182 feet west of Park Avenue, Block 1287, Lot 143, Borough of Manhattan.

60-61-A

APPLICANT—A. L. Seiden for A. Blank, Incorporated, owner; Chemical Bank N.Y. Trust Company, lessee.

SUBJECT—Application January 25, 1961—Appeal from an order of the Fire Commissioner re—Automatic Sprinkler System.

PREMISES AFFECTED—84-85 South Street, north side, 43.7 feet west of John Street, Block 72, Lot 27, Borough of Manhattan.

153-61-A

APPLICANT—Ludwig Hanauer for Florence Feifer, owner.

SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—508 Broadway, east side, 224 feet 7 inches north of Broome Street, Block 483, Lot 9, Borough of Manhattan.

161-61-A

APPLICANT—Robert Teichman for Anna Schenkel, owner.

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SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—Automatic Sprinkler System.

PREMISES AFFECTED—75 Gold Street, west side, 25 feet south of Spruce Street, Block 100, Lot 2, Borough of Manhattan.

216-61-A

APPLICANT—74-76 Laight St. Corporation, owner.

SUBJECT—Application February 20, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—74-76 Laight Street, northeast corner of Washington Street, Block 218, Lot 2, Borough of Manhattan.

218-61-A

APPLICANT—Max Siegel Associates for 350 Greenwich Realty Corporation, owner.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—350-354 Greenwich Street, 34-36 Harrison Street, northwest corner, Block 183, Lots 15 and 17, Borough of Manhattan.

226-61-A

APPLICANT—Joseph Kiell for Pasquale Matera, owner.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—92-94 Greene Street, east side, 100 feet north of Spring Street, Block 499, Lot 1, Borough of Manhattan.

377-61-A

APPLICANT—Benjamin Schaffer, President for Chamber's Realty Company, Incorporated, owner.

SUBJECT—Application March 29, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—1 and 2 Hudson Street, northeast corner of Chambers Street, Block 140, Lot 1, Borough of Manhattan.

MAX H. FOLEY, *Chairman.*

FEBRUARY 27, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, February 27, 1962*, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

869-60-SM

APPLICANT—American Synthanite Corp., owner—special concrete floor topping.

176-61-SM

APPLICANT—Air Reduction Chemical & Carbide Co., owner—bonding agent.

497-61-SM

APPLICANT—Hart & Cooley Mfg. Co., owner—gas flue or outlet pipe.

556-61-SM

APPLICANT—National Gypsum Company, owner—perimeter insulation.

919-61-SA

APPLICANT—Armstrong Products Corp., owner—gas-fired space heaters.

MAX H. FOLEY, *Chairman.*

MARCH 2, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Friday morning March 2, 1962*, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matter:

156-62-SR

Proposed Rules covering Coin-Operated Dry Cleaning Establishments.

MAX H. FOLEY, *Chairman.*

MARCH 6, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning, March 6, 1962*, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

104-48-BZ—Vol. II

APPLICANT—Elliot Saltzman for Corner Realty Corporation, owner.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7 (a) of the Zoning Resolution, to permit in a business use district, the erection of a second floor on the southeasterly portion of the building and the construction of an enclosure to the existing loading and unloading area at an existing laundry.

PREMISES AFFECTED—1801-1811 Avenue Z and 2551-2583 East 18th Street, northeast corner, Block 7439, Lots 45 and 51, Borough of Brooklyn.

1544-61-BZ

APPLICANT—Samuel Rosenblum for Vincent Sabella, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7h and 7c of the Zoning Resolution, to permit in a residence and local retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—3225 Throop Avenue, west side, 90.23 feet south of East Gun Hill Road, Block 4618, Lot 36, Borough of The Bronx.

1545-61-BZ

APPLICANT—Albert Melniker for Michael J. Bilotto, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a retail and residence use district, the maintenance of a parking lot for patron parking extending into the residence portion of the plot for use in conjunction with the adjoining restaurant.

PREMISES AFFECTED—476 Bement Avenue, west side, 125 feet north of Forest Avenue, Block 168, Lot 50, West Brighton, Borough of Richmond.

1550-61-BZ

APPLICANT—Joseph Mitchell for 25 Beekman Street Parking Corporation, owner.

SUBJECT—Application October 9, 1961—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution, to permit in a retail use district for a temporary term of years, the erection of a four story and cellar building for use as an open type parking garage.

PREMISES AFFECTED—23-27 Beekman Street, south side, 120 feet, 6¼ inches west of William Street, Block 92, Lots 34, 35, 36, Borough of Manhattan.

1551-61-A

APPLICANT—Joseph Mitchell for 25 Beekman Street Parking Corporation, owner.

SUBJECT—Application October 9, 1961—Appeal from a decision of the Borough Superintendent re—opening in rear enclosure wall.

PREMISES AFFECTED—23-27 Beekman Street, south side, 120 feet 6¼ inches west of William Street, Block 92, Lots 34, 35, and 36, Borough of Manhattan.

CALENDAR

1553-61-BZ

APPLICANT—Elliot Saltzman for Leonard Ventura, owner.

SUBJECT—Application October 10, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing one story building from a laundry to laundry machine repairs and sales and the storage of new and used laundry equipment.

PREMISES AFFECTED—1710 Pacific Street, south side, 306 feet 4 inches east of Schenectady Avenue, Block 1342, Lot 25, Borough of Brooklyn.

1558-61-BZ

APPLICANT—Lama, Proskauer and Prober for Dora Green and Joyce Cheney, c/o Lester Taylor, owners.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a temporary term of years in an existing 14 story building the maintenance of the existing stores on the first floor, doctors' and dentists' offices above the first floor in which the doctors and dentists do not reside and the use of a dental laboratory in connection with the dentists office.

PREMISES AFFECTED—100 Central Park South, 1431-1439 Avenue of the Americas, southwest corner, Block 1011, Lot 33, Borough of Manhattan.

1560-61-BZ

APPLICANT—Lama, Proskauer and Prober for Atlantic Pontiac Incorporated, owner.

SUBJECT—Application October 4, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in an unrestricted and residence use district, the extension of the existing uses of auto parking, storage and display of used cars to include sale and display of new and used cars and the storage and parking of motor vehicles extending into the residence portion of the premises.

PREMISES AFFECTED—975-997 Atlantic Avenue, north side, 238 feet west of Classon Avenue, 114-126 Lefferts Place, Block 2019, Lot Part 65, Borough of Brooklyn.

1567-61-BZ

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing 3 story building from public garage to the manufacture of flashlights and batteries, office, storage and loading and unloading with a business sign for a temporary term of twenty (20) years.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

1568-61-A

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—Appeal from a decision of the Borough Superintendent re—egress, steel stairs, etc.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

1569-61-BZ

APPLICANT—Carl H. Salminen for Anna I. Von Sholly, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Sections 7e, 7i and 7f of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station, lubricatorium, car wash, minor motor vehicle repairs with hand tools only, office, storage, open parking of motor

vehicles waiting to be serviced and public parking with a ground sign for a temporary term of twenty years.
PREMISES AFFECTED—137-36 35th Avenue, 35-08 Leavitt Street, southwest corner, Block 4960, Lot 19, Flushing, Borough of Queens.

1575-61-BZ

APPLICANT—De Rose and Cavalieri for Charlotte Parking Corporation, owner.

SUBJECT—Application October 17, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—831 Brady Avenue, north side, 50 feet west of Muliner Avenue, Block 4297, Lots 3 and 5, Borough of The Bronx.

1582-61-BZ

APPLICANT—Murray L. White for Edward Giuliano, owner.

SUBJECT—Application October 18, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a local retail use district for a stated term of years, the erection of a one story building for use as a factory and warehouse with employee and patron parking in the open area.

PREMISES AFFECTED—866-870 Glenmore Avenue, south side, 40 feet east of Montauk Avenue, Block 4008, Lots 15, 16 and 17, Borough of Brooklyn.

1878-61-BZ

APPLICANT—Lama, Proskauer and Prober for Morris R. Weinberg and Philip H. Weinberg, owners.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district for a temporary term of twenty-five years, the erection of a one story building for use as a factory, storage, office, warehousing, manufacturing, display and sales of drugs and pharmaceuticals, assorted products, sundries and vitamin products with patron and employee parking and loading and unloading in the open area with a business sign, the proposed building exceeds the permitted area coverage encroaches on the required rear yard and setback from a mapped street.

PREMISES AFFECTED—227-15 North Conduit Boulevard, north side, 731.04 feet west of 230th Place, Block 13193, Lot 170, Laurelton, Borough of Queens.

998-55-BZ

APPLICANT—Leonard F. Rothkrug for Private Garages, Inc., owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting partly in a business use district and partly in a residence use district the parking and storage of motor vehicles.

PREMISES AFFECTED—1638 8th Avenue, west side, 110 feet 7 inches north of Prospect Avenue, Block 1112, Lot 54, Borough of Brooklyn.

662-56-BZ

APPLICANT—Leonard F. Rothkrug for Governale Estates, Inc., owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expires February 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a business and residence use district, the maintenance of a parking lot for pleasure type cars only.

PREMISES AFFECTED—3875 Flatlands Avenue, north

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side, 100 feet east of Flatbush Avenue and 1973-1983 Flatbush Avenue, east side, 30 feet north of Flatlands Avenue, Block 7821, Lots 21, 23 and 122, Borough of Brooklyn.

145-56-BZ—Vol. II

APPLICANT—Leonard F. Rothkrug for Raymond Feiden and Anne Eisenberg, owners.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired June 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and unrestricted use district, the maintenance of a parking lot to be used in conjunction with the existing parking lot on the adjoining plot, previously granted by the Board.

PREMISES AFFECTED—1266-1276 East 17th Street and 1619-1623 Chestnut Avenue, northwest corner and 1611-1613 Chestnut, north side, 53 feet 4½ inches west of East 17th Street, Block 6736, Lots 34 and 82, Borough of Brooklyn.

438-39-BZ—Vol. III

APPLICANT—Elliot Saltzman for Fannie Wolf, owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired September 25, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c, 7f and 7i of the Zoning Resolution, permitting in a business use district, the extension in use and area of existing gasoline service station lubritorium, auto laundry and store, to include motor vehicle repair shop with hand tools only.

PREMISES AFFECTED—4312-4318 Church Avenue, south side, 40 feet 8 inches west of Troy Avenue, Block 4897, Lots 7 and 10, Borough of Brooklyn.

110-37-BZ—Vol. II

APPLICANT—Schwartzberg and Mozor for Mary Goldstein, owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired January 29, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting partly in a business use and partly in a residence use district, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—345-349 9th Street, north side, 245 feet 9 inches west of 6th Avenue and 314-332 8th Street, south side, 138 feet 1 inch west of 6th Avenue, Block 1005, Lots 26 to 36 inclusive, 57, 58 and 59, Borough of Brooklyn.

392-21-BZ—Vol. II

APPLICANT—Meyer Press, Esq. for Jeanne Gold, owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expires February 25, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a business use district the reconstruction and extension of an existing gasoline service station.

PREMISES AFFECTED—1210-1216 Myrtle Avenue and 75-83 Suydam Street, southwest corner, Block 3205, Lots 25 and 26, Borough of Brooklyn.

842-55-BZ

APPLICANT—Henry Nordheim for Maria Petrera, owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—3544 Eastchester Road, east side, 100 feet south of Needham Avenue and 1211 Mickle Avenue, Block 4726, Lots 6 and 37, Borough of The Bronx.

398-32-BZ—Vol. II

APPLICANT—Henry Nordheim for Atlas Zaharis, owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired November 27, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 7i of the Zoning Resolution, permitting in a residence and business use district, a motor vehicle repair shop.

PREMISES AFFECTED—570 East Fordham Road and 2514 Hoffman Street, southeast corner, Block 3067, Lot 48, Borough of The Bronx.

819-59-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for H. C. Bohack Co., Inc., owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of time to complete, expired June 14, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c and 7e of the Zoning Resolution, permitting in a business and residence use district, the erection and maintenance of a retail supermarket with accessory customer and employee parking.

PREMISES AFFECTED—2566 Boston Road and 2538 Barnes Avenue, southeast corner and 2553 Matthew Avenue, Block 4440, Lots 16, 20, 27, 39 and 41, Borough of The Bronx.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

1308-61-BZ

APPLICANT—Carl H. Salminen for Bard Holding Corporation, owner.

SUBJECT—Application August 10, 1961—decision of the Borough Superintendent, under Sections 7e, 7i, 7A and 21 of the Zoning Resolution, to permit in a retail use, D area district, the erection of a one story extension for use as a garage with roof parking and repair of owners trucks in conjunction with the existing uses of machine shop, office, vault, garage and dwelling, the proposed extension exceeds the permitted area coverage, encroaches on the required rear yard, and has business entrances within 75 feet of a residence use district for a stated term of 20 years.

PREMISES AFFECTED—222-15 to 222-19 Northern Boulevard, northwest corner of 223rd Street, 43-33 222nd Street, Block 6328, Lots 1 and 39, Bayside, Borough of Queens.

Hearing closed—Laid over from November 28, 1961, to December 12, 1961, for inspection and decision; then to January 16, 1962, for decision; applicant to submit new plans; then to February 6, 1962, for hearing at request of applicant; applicant to submit new plans; then to March 6, 1962, for decision and drawings at the request of the applicant.

1012-48-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Mary G. Wallace and Socony Mobil Oil Company, owners.

SUBJECT—Application reopened October 17, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail and residence use district, the extension in area and the erection of a one story extension to an existing gasoline service station with lubritorium, minor auto repairs, car washing, utility room, office and sales with parking in the open area, the proposed work includes additional gas tanks, gas pumps, signs and curb cuts.

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PREMISES AFFECTED—164-01 to 164-13, (164-05 official) Union Turnpike and 78-31 to 78-41 164th Street, northeast corner, Block 6972, Lots 26, 27 and 29, Flushing, Borough of Queens.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962.

902-52-BZ—Vol. IV

APPLICANT—Lama, Proskauer and Prober for Charles Wallach, owner.

SUBJECT—Application reopened October 17, 1961 as Volume IV—decision of the Borough Superintendent, under Sections 7i and 7e of the Zoning Resolution, to permit in a retail and residence use district, the erection of a one story building for use as an auto rental agency with repairing and servicing of owners cars, office and storage with the parking and storage of the owners cars in the open area.

PREMISES AFFECTED—164-15 to 164-25, (164-17 official) Union Turnpike and 78-28 to 78-36 165th Street, northwest corner, Block 6972, Lots 21 and 25, Flushing, Borough of Queens.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962.

602-51-BZ—Vol. VII

APPLICANT—Robert Gottlieb for Hermany Realty Corporation, owner.

SUBJECT—Application reopened September 19, 1961 as Volume VII—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a two story extension to an existing milk processing plant that exceeds the permitted area coverage, encroaching on the required setbacks and does not provide a side yard.

PREMISES AFFECTED—2338 Hermany Avenue, south side, 341.56 feet East of Havemeyer Avenue, Block 3697, Lots 19, 21 and 25, Borough of The Bronx.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962.

530-56-BZ—Vol. II

APPLICANT—Harry Soled for John and Mary Malone, owner.

SUBJECT—Application reopened July 18, 1961 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district for a stated term of years at an existing florist and nursery store previously granted by the Board, the erection of a one story extension for use as a greenhouse.

PREMISES AFFECTED—826-830 Avenue V, south side, 111.47 feet west of Coney Island, Block 7159B Part of Lot 111, Borough of Brooklyn.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962.

336-59-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Shell Oil Company and Julius and Margaret Jenkins, owners.

SUBJECT—Application reopened September 26, 1961 as Volume II decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, lubritorium, car washing, minor auto repairs, office and sales, storage room and the parking and storage of motor vehicles in the open area with a

post standard sign for a temporary term of twenty years.

PREMISES AFFECTED—838-846 Fulton Street and 489-493 Vanderbilt Avenue southeast corner, Block 2010, Lots 25, 27, 28 and 29, Borough of Brooklyn.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962.

687-59-BZ—Vol. II

APPLICANT—Morris Kweller for Jawer Realty Corporation, owner.

SUBJECT—Application reopened October 10, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use, D area district, the erection of a one story extension to an existing building occupied for light manufacturing that exceeds the permitted area coverage.

PREMISES AFFECTED—127-19 101st Avenue, northwest corner of 129th Street, Block 9472, Lot 21, Richmond Hill, Borough of Queens.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962.

831-61-BZ

APPLICANT—Herman Kron for L.B. Oil Company Incorporated, owner.

SUBJECT—Application May 25, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, for a stated term of years, the erection and maintenance of a one story building for use as a car wash, auto repairing, incidental painting of cars and the parking and storage of more than five cars in conjunction with the sale of new and used automobiles.

PREMISES AFFECTED—44-54 Highland Boulevard, 8-10 Fanchon Place, southwest corner, Block 3481, Lot 16, Borough of Brooklyn.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962.

1018-61-BZ

APPLICANT—Larry Meltzer for Elm Park Estates Incorporated, owner.

SUBJECT—Application June 29, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use C area district, the erection of a one story and cellar building for use as retail stores, extending into the residence portion of the premises and the use of the open area for accessory parking, loading, unloading, the proposed building exceeds the accessory parking, loading and unloading, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—6815-6827 New Utrecht Avenue, 1537-1551 69th Street, northeast corner, Block 5574, Lot 1, Borough of Brooklyn.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962.

1364-61-BZ

APPLICANT—Samuel Rosenblum for Alice Berkowitz, owner.

SUBJECT—Application August 23, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use E-1 area district for a stated term of years, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with an attendant's shed that encroaches on the required setbacks.

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PREMISES AFFECTED—2081-2083 Mulliner Avenue, west side, 350 feet south of Lydig Avenue, Block 4297, Lots 51 and 52, Borough of The Bronx.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962.

1382-61-BZ

APPLICANT—Samuel Rosenblum for Rose Sakow, Executrix, Estate of Max Sakow, owner.

SUBJECT—Application August 29, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with a frame office within the required setbacks for a stated term of five years.

PREMISES AFFECTED—2058-2062 Mulliner Avenue, east side, 150 feet north of Brady Avenue, Block 4293, Lots 12, 13, and 14, Borough of The Bronx.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962.

559-47-BZ—Vol. V

APPLICANT—Frederick A. Ketcher for Ace Auto Sales Incorporated, owner; Rayco Auto Seat Covers Incorporated, lessee.

SUBJECT—Application reopened November 8, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7e and 7i of the Zoning Resolution, to permit in a business use district, at an existing new and used car salesroom, the erection of a one story extension and the change in occupancy to display, sale and installation of auto seat covers, tops, tires, batteries and miscellaneous accessories, parking of more than five motor vehicles and minor motor vehicle repairs with use of oxy-acetylene torch limited to the installation and service of mufflers, shock absorbers, brake service and wheel alignment with a ground sign.

PREMISES AFFECTED—1104-1122 Coney Island Avenue, west side, 267 feet 6 inches north of Avenue H, Block 6498, Lot 32, Borough of Brooklyn.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962.

1195-61-BZ

APPLICANT—H. M. Cole for 17 and 24 Corporation, owner.

SUBJECT—Application July 25, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a restricted retail use, B area district, the erection of a one story extension to an existing restaurant at the basement level in the rear yard of an existing multiple dwelling, the proposed extension encroaches on the required rear yard.

PREMISES AFFECTED—24 West 55th Street, south side, 325 feet west of 5th Avenue, Block 1270, Lot 20, Borough of Manhattan.

Hearing closed—Laid over from November 21, 1961, to December 19, 1961, for inspection and decision; then laid over from December 19, 1961, without date for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962.

MAX H. FOLEY, *Chairman.*

MARCH 6, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, March 6, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:*

934-60-SA

APPLICANT—Standards, owner—coin-operated dry cleaning equipment.

244-61-SA

APPLICANT—Norge, owner—coin-operated dry cleaning equipment.

400-61-SA

APPLICANT—Whirlpool, owner—coin-operated dry cleaning equipment.

457-61-SA

APPLICANT—Westinghouse, owner—coin-operated dry cleaning equipment.

668-61-SA

APPLICANT—International Duplex, owner—coin-operated dry cleaning equipment.

838-61-SA

APPLICANT—Hard Metal Fabricators, owner—coin-operated dry cleaning equipment.

852-61-SA

APPLICANT—Bill Glover, Inc., owner—coin-operated dry cleaning equipment.

1445-61-SA

APPLICANT—Philco, owner—coin-operated dry cleaning equipment.

1649-61-SA

APPLICANT—Maestrelli, owner—coin-operated dry cleaning equipment.

1943-61-SA

APPLICANT—Detrex, owner—coin-operated dry cleaning equipment.

90-62-SA

APPLICANT—Vamco, owner—coin-operated dry cleaning equipment.

401-61-A

APPLICANT—Henry I. Zeisel for Gellman and Zeisel, owners.

SUBJECT—Application March 28, 1961—Appeal from a decision of the Borough Superintendent re—non-fireproof construction—exits, factory.

PREMISES AFFECTED—216 Centre Street, east side, 150½ feet south of Grand Street, Block 235, Lot 9, Borough of Manhattan.

172-61-A

APPLICANT—Arthur H. Rosenfeld for Harry Steigman, owner.

SUBJECT—Application February 15, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler system.

PREMISES AFFECTED—547-549 Avenue of The Americas, southwest corner of West 15th Street, Block 790, Lot 40, Borough of Manhattan.

227-61-A

APPLICANT—Joseph Kiell for Sarah A. Worthylake, owner.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—204-206 Lafayette Street, west side, 136 feet 4½ inches north of Broome Street, Block 482, Lots 34 and 35, Borough of Manhattan.

246-61-A

APPLICANT—Joseph A. Russo d/b/a Mildred Nursing Home, owner.

SUBJECT—Application March 2, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

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PREMISES AFFECTED—1501 80th Street, 7921 15th Avenue, northeast corner, Block 6270, Lot 1, Borough of Brooklyn.

1204-61-A

APPLICANT—Crinnion and Crinnion for Manhattan Four Corporation, owner.

SUBJECT—Application July 25, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for Variation of Section 34 and Section 216 of the Multiple Dwelling Law re—minimum dimensions of yard and courts.

PREMISES AFFECTED—348 East 78th Street, south side, 170 feet west of First Avenue, Block 1452, Lot 34, Borough of Manhattan.

1549-61-A

APPLICANT—Hector Ferreras for Eugene A. Mathews, owner.

SUBJECT—Application October 9, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—1050 Victory Boulevard, east side, 287.65 feet south of Highland Avenue, Block 603, Lot 38, Meiers Corners, Borough of Richmond.

1690-61-A

APPLICANT—Kenneth W. Milnes for Manuel and Margarita Perez Varela, owners.

SUBJECT—Application November 14, 1961—Filed pursuant to Section 36, Art. 3, of the General City Law—re building not facing legal street.

PREMISES AFFECTED—14 Wilson View Place, west side, 65.24 feet south of Douglas Road, Block 835, Lot 152, Emerson Hill, Borough of Richmond.

1691-61-A

APPLICANT—Kenneth W. Milnes for Manuel and Margarita Perez Varela, owners.

SUBJECT—Application November 14, 1961—Filed pursuant to Section 36, Art. 3, of the General City Law—re building not facing legal street.

PREMISES AFFECTED—16 Wilson View Place, west side, 95.24 feet south of Douglas Road, Block 835, Lot 154, Emerson Hill, Borough of Richmond.

1991-61-A

APPLICANT—Charles Abraham for Carlton Hill Corporation, owner; Gordon-Lacey Chemical Products Company, lessee.

SUBJECT—Application December 14, 1961—Appeal from a decision of the Borough Superintendent re—manufacturing excessive.

PREMISES AFFECTED—57-27 49th Street, east side, 391.04 feet south of 56th Road, Block 2600, Lot 500, Maspeth, Borough of Queens.

MAX H. FOLEY, *Chairman.*

MINUTES

REGULAR MEETING

TUESDAY MORNING, FEBRUARY 6, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon, January 23, 1962, were approved as printed in the Bulletin of February 1, 1962, Vol. 47, No. 5

384-28-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for B. J. Denihan Incorporated, Owner.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the change in use of a one story five car garage previously granted by the Board to a storage building for use in conjunction with the existing dry cleaning establishment.

PREMISES AFFECTED—27-37 27th Street, east side, 186.87 feet, north of 30th Avenue, Block 575, Lot 28, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Robert J. Crinnion.

For Opposition: Robert T. Silverberg, Joseph Triconi, Alice P. Sullivan and Eleanor Lynn.

ACTION OF BOARD—Laid over, without date, for inspection and decision; if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

719-55-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Rose Orzo, owner.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district on a plot previously occupied as a parking lot, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, car wash-

ing, storage room, office and sales and the parking and storage of motor vehicles with a ground sign for a temporary term of twenty years.

PREMISES AFFECTED—1199-1224 Prospect Avenue, east side, 150 feet north of East 167th Street, and 1151-1163 Stebbins Avenue, Block 2693, Lots 9 and 12, Borough of The Bronx.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: Author H. Russell, Helen Brown, Pearl Kelly, Naomi Hunter, Stephen Hunter and S. Chaplin, Lydia P. Wilson and Claudia Ratay.

For Administration: John J. Saunders, B'd. of Education.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

967-57-BZ

APPLICANT—Raymond Garramone for Superior Realty Co., owner.

SUBJECT—Application reopened January 9, 1962 for consideration as to extension of time to complete, expired November 24, 1960—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a business and residence use, D area district, the erection of a 1 story masonry building to be used for manufacturing and storage as permitted in the business district and occupying more than the permitted area.

PREMISES AFFECTED—108-24 Astoria Boulevard, southwest corner of 110th Street, Block 1703, Lot 94, East Elmhurst, Borough of Queens.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Laid over to February 14, 1962, at 10 A.M. for hearing; applicant to be notified.

188-59-BZ—Vol. III

APPLICANT—Max Siegel Associates for Fred Gladstone, owner.

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SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7e, 7f and 7i of the Zoning Resolution, to permit in a business use district, the extension in area and rearrangement of a gasoline service station previously granted by the Board with accessory uses including minor motor vehicle repairs and parking and storage of cars awaiting service for a temporary term of fifteen (15) years.

PREMISES AFFECTED—1-9 Cooper Square and 55 East 4th Street, northeast corner, Block 460, Lots 1, 4 and 6, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: Barnett August and Thelma J. Burdick.

ACTION OF BOARD—Laid over, without date, for inspection and for decision, if the new Zoning Resolution is amended to permit the Board to act; objector to advise Board as to development planned by Redevelopment Board; hearing closed.

854-59-BZ

APPLICANT—Lynch and McManus for Nathan Greenbaum, owner.

SUBJECT—Application reopened December 12, 1961 for consideration as to extension of time to complete, expired June 14, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—Manor Avenue, east side, 100 feet south of East 174th Street, Block 3866, Lots 34 and 36, Borough of The Bronx.

APPEARANCES—

For Applicant: James J. Lyons, Sr.

For Opposition: None.

ACTION OF BOARD—Laid over to February 20, 1962, at 10 A.M. for decision at request of applicant; applicant to obtain new decision of the Borough Superintendent; hearing previously closed.

215-61-BZ

APPLICANT—Lama, Proskauer and Prober for Gizella Brandwein, owner.

SUBJECT—Application February 24, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, B area district, the erection of a one story building, the entire plot which is in excess of that permitted in a B area district for occupancy as bowling alley, bar, restaurant, kitchen, snack bar, locker rooms, meeting rooms, storage room and accessory rooms, with business signs, for a term of twenty five (25) years.

PREMISES AFFECTED—1740-1752 (1750 official) Sedgwick Avenue, east side, 221.16 feet north of West 176th Street, Block 2880, Lot 158, Borough of The Bronx.

APPEARANCES—

For Applicant: None.

For Opposition: Frank E. Lammers.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for decision pending further development of the neighborhood; hearing closed.

1308-61-BZ

APPLICANT—Carl H. Salminen for Bard Holding Corporation, owner.

SUBJECT—Application August 10, 1961—decision of the Borough Superintendent, under Sections 7e, 7i, 7A and 21 of the Zoning Resolution, to permit in a retail use, "D" area district, the erection of a one story extension for use as a garage, with roof parking and repair of owners trucks in conjunction with the existing uses of machine shop, office, vault, garage and dwelling, the proposed extension exceeds the permitted area coverage, encroaches on the required rear yard, and has business entrances within 75

feet of a residence use district for a stated term of 20 years.

PREMISES AFFECTED—222-15 to 222-19 Northern Boulevard, northwest corner of 223rd Street, 43-33 222nd Street, Block 6328, Lots 1 and 39, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Robert Shaynak and John J. Keating.

For Opposition: None.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. at the request of the applicant; hearing previously closed.

1449-61-BZ

APPLICANT—Haskell and Blatt for Jemezel Realty Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e, 7f, 7i and 7A of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station with lubritorium, auto washing (non-automatic), office, sale of accessories, minor motor vehicle repair with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign and with show windows, curb cuts and business signs within 75 feet of a residence use district for a temporary term of fifteen (15) years.

PREMISES AFFECTED—3001-3013 Emmons Avenue, northeast corner of Nostrand Avenue, Block 7503, Lot 65, Borough of Brooklyn.

APPEARANCES—

For Applicant: Theodore Blatt.

For Opposition: Vito R. Vincenti and William Adams.

ACTION OF BOARD—Laid over, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit alternate plan; hearing closed.

1452-61-BZ

APPLICANT—Lama, Proskauer and Prober for Abraham Saperstein, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use D-1 area district, the erection of a two story building for use as stores, storage and offices on the second floor with loading and unloading and patron parking in the open area encroaching on the required setbacks for a temporary term of 25 years.

PREMISES AFFECTED—1446-1456 Remsen Avenue, 8913-8923 Avenue L, northwest corner, Block 8055, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti, Abraham Saperstein and Samuel Saperstein.

For Opposition: Councilman Sam Curtis, Ben Schatz, Frank Mitarotonda, Murray Fox, Charles E. Russell, Ida & Arthur Masotti, Ruth Wander, Mary Meo, Estelle Lerner, Frank Kohn, Sadie Wasserman, Katherine Clayton, Carla Celnik, Sheila Petagno, Rose Ober, Ike Weiss, V. Sylvster, Rose Minsky, Eva T. Ryder, Margaret Dalton, H. Hartwig, Edward Bowman, Josephine Petagno, Giorcomine Motorizzo and William H. Ryder.

ACTION OF BOARD—Laid over to February 14, 1962, at 10 A.M. for continued hearing at request of applicant.

1457-61-BZ

APPLICANT—Lama, Proskauer and Prober for Louis L. Rosenberg, owner.

SUBJECT—Application September 14, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with a frame shed and business entrances for a temporary term of ten (10) years.

PREMISES AFFECTED—185-189 33rd Street, north side,

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200 feet east of 4th Avenue, Block 681, Lot 68, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti and Louis L. Rosenberg.

For Opposition: None.

ACTION OF BOARD—Laid over, without date, for inspection and decision; if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1463-61-BZ

APPLICANT—Albert Melniker for John Harmon, owner. SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district the maintenance of an accessory parking lot to an existing funeral home on the adjoining lot located partly in a retail use district.

PREMISES AFFECTED—500 Davis Avenue, west side, 158.25 feet north of Forest Avenue, 149 Regan Avenue, Block 156, Lot 30, West New Brighton, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker and John J. Harmon.

For Opposition: None.

ACTION OF BOARD—Laid over without date, for inspection and decision; if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1481-61-BZ

APPLICANT—Albert Melniker for Jaybar Construction Company, Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten (10) years.

PREMISES AFFECTED—414 West 206th Street, south side, 100 feet west of 9th Avenue, Block 2202, Lot 17, Borough of Manhattan.

APPEARANCES—

For Applicant: Albert Melniker.

For Opposition: None.

ACTION OF BOARD—Laid over without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1490-61-BZ

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 19A (j) of the Zoning Resolution, to permit in a residence use C area district, for a stated term of twenty (20) years the change in occupancy of an existing two story building from a public storage garage to the warehousing of candy, storage, loading and unloading, office and storage garage with a business sign, the warehouse will not have the required loading berth.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: Olive Clarke, Daisy Nahr, Sybil Holmes, Eleanor Marshall, Olga Grant, Jocelyn Cooper, Rev. Robert V. Guthrie, C. J. Foster and Stanley Leyden.

ACTION OF BOARD—Laid over, without date, for inspection and decision; if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1491-61-A

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—Appeal from a decision of the Borough Superintendent re—class 3 construction, change in use, egress, etc.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Laid over, without date, if the new Zoning Resolution is amended to permit the Board to act under Cal. #1490-61-BZ; hearing closed.

1492-61-BZ

APPLICANT—Andrew Di Camillo for Joseph Cosoia, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a stated term of ten (10) years.

PREMISES AFFECTED—365-367 91st Street, north side, 154 feet 8½ inches, west of 4th Avenue, Block 6081, Lots 77 and 78, Borough of Brooklyn.

APPEARANCES—

For Applicant: Andrew Di Camillo.

For Opposition: Daniel J. Gagliardi, Simone W. Popagno, Mildred Desiderio, Carmela Gagliardi, Marie Sette, Marcia M. Besdine, Stella Willworth and W. J. Moran.

ACTION OF BOARD—Laid over, without date, for inspection and decision; if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

1598-61-BZ

APPLICANT—Paul Friedman for The 401 East 65th Street Company, owner.

SUBJECT—Application October 23, 1961—decision of the Borough Superintendent, under Section 19B (e) of the Zoning Resolution, to permit in a retail and residence use, B area district in a proposed 16 story multiple dwelling the elimination of the required 30 car accessory garage.

PREMISES AFFECTED—401 East 65th Street, 1212 First Avenue, northeast corner, Block 1460, Lots 1, 2, 3 and 4, Borough of Manhattan.

APPEARANCES—

For Applicant: Paul Friedman.

For Opposition: Thomas A. Liese, Arthur B. Brown and Robert F. Williams.

ACTION OF BOARD—Laid over, without date, for inspection and decision; if the new Zoning Resolution is amended to permit the Board to act; hearing closed.

377-51-BZ

APPLICANT—Victor Leo Sternett for Max Roth and Minnie Roth, owners.

SUBJECT—Application reopened January 9, 1962 for consideration as to extension of term of variance, expires January 22, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and local retail use district, the parking of motor vehicles for tenants and customers—no fee to be charged.

PREMISES AFFECTED—222-06 to 222-24 Hempstead Avenue, southwest corner of 223rd Street, Block 11157, Lot 20, Queens Village, Borough of Queens.

APPEARANCES—

For Applicant: Victor Leo Sternett.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5
0

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THE RESOLUTION—

WHEREAS, on March 11, 1952, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened to extend the term of the variance for a term of five years, on January 22, 1957; and

WHEREAS, the applicant states that under the Amended Zoning Resolution, the zoning for the above premises is C1-2 for a distance of 150 feet south of Hempstead Avenue (Turnpike); that beyond this distance of 150 feet the zoning is R-2; that under the previous zoning, the local retail zoning extended only for 100 feet south of Hempstead Avenue (Turnpike); and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation January 22, 1962; and

WHEREAS, this application was reopened on January 9, 1962 and set for hearing on February 6, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on February 6, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 8, 1961 acting on Alt. Applic. No. 812-51, reads:

"1. The proposed extension of use beyond Jan. 22, 1962 is contrary to the BS & A variance granted under Cal. 377-51-BZ and must be referred back to the Board for its determination."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on March 11, 1952, as amended through January 22, 1957, as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained," on condition that the sidewalk and property shall be cleaned and put in proper condition.

361-57-BZ

APPLICANT—Abraham Grossman for 175 Sullivan Street Corp., owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expires December 17, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for more than 5 motor vehicles.

PREMISES AFFECTED—175 Sullivan Street, east side, 150 feet north of West Houston Street, Block 525, Lot 3, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on December 17, 1957, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that due to the fact that the owners of this property are in process of securing a new mortgage, application is hereby made to reopen and extend the term of the present variance; that there has been no change on the site or on the surrounding area or in the use designation; that the area and height designations were changed on March 24, 1960; that the area district now is "D" and the height district now is "1"; that the zoning

designation under the amended zoning resolution is — the premises is in an R7-2 designation; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which will expire by time limitation December 17, 1962; and

WHEREAS, this application was reopened on December 19, 1961, and set for hearing on January 30, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; laid over to February 6, 1962 for inspection and decision; applicant to advise Board as to restriction to pleasure car parking; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 1, 1961, acting on Alt. Applic. 527-57, reads:

"C1—Contrary to B.S.A. #361-57-BZ."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on December 17, 1957, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit . . . ; on condition that the present projecting sign shall be removed and that the only sign shall be that required by the Department of Licenses; that fences around the lot shall be put in good condition; that the lot shall be paved with clean cinders, treated with a binder and properly rolled for drainage; that the parking shall be restricted to passenger vehicles; that other than as herein amended the above resolution above cited shall be complied with in all respects and that a new Certificate of Occupancy shall be obtained."

Adjourned 1:15 P.M.

JAMES P. MULROY, Secretary.

REGULAR MEETING

TUESDAY AFTERNOON, February 6, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

795-60-A

APPLICANT—Charles M. Shapiro for Arown Realty Corporation, owner; Crown Sanitary Prod., lessee.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from orders and a decision of the Fire Commissioner re—new oven, sprinkler system, storage of combustible fibre, etc.; previously granted on condition.

APPEARANCES—

For Applicant: Elliot J. Shapiro.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 9, 1961 on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on May 9, 1961, by adding thereto:

"that the 500 gallon per minute motor driven fire pump taking suction from the existing well may be replaced with a 250 gallon per minute motor driven pump taking suction from the existing well and discharging into a nominal 21,000 gallon reservoir from which a 500 gal-

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lon per minute pump will take suction and discharge into the sprinkler system, *on condition* that the system described shall be supervised by a central station approved by the Fire Department and that the supervision will include the supervision of a water level indicator in the 21,000 gallon tank; and *on further condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Fire Dept. Orders #3357-9 and 3891-7.)

164-61-A

APPLICANT—Robert Teichman for E and A Building Corporation, owner.

SUBJECT—Application February 8, 1961—Appeal from an order of the Fire Commissioner re—Smoking in factory.

PREMISES AFFECTED—633-635 Greenwich Street, northeast corner of Morton Street, Block 603, Lot 49, Borough of Manhattan.

APPEARANCES—

For Applicant: R. Teichman.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 9, 1961, reads:

"Permission to smoke in certain areas of your factory, you will please be advised that the law prohibiting smoking in factories or any part of a premises connected with a factory is mandatory and may not be modified by the Fire Commissioner."

and

WHEREAS, the applicant states that the building is 100 feet 5¼ inches by 172 feet 6 inches in area, 7 stories, 85 feet high, of class 1 construction, located in unrestricted use, A area and class 2 height district, built in 1919; that the entire building is occupied by a drug and chemical company; and

WHEREAS, the applicant states that the building is provided with 3 interior legal stairs extending from cellar to roof, enclosed in fireproof walls, fireproof self-closing doors, etc., having a frontage of 100 feet 5¼ inches on Greenwich Street, 172 feet 6 inches on Morton Street, extending through the block and having a frontage of 50 feet on Barrow Street; that said building being 100% sprinklered and is occupied by a wholesale drug house; that employees have petitioned both the owners and the Fire Department for permission to smoke in allocated areas outside of all factory areas; and

WHEREAS, the premises was inspected by a representative of the Fire Commissioner who has reported that there is no objection from him to smoking under certain conditions.

Resolved, that the decision of the Fire Commissioner, dated January 9, 1961, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this appeal dated February 8, 1961, 3 sheets; on further condition that there shall be a total of five, 2 and one half gallon fire extinguishers located on the 7th floor; that the open receptacles now in the toilets shall be replaced by metal, self-closing receptacles for towel disposal; that smoking shall be done in the areas only which are cross-hatched on the above drawings; and that all other laws, rules and regulations applicable shall be complied with.

223-61-A

APPLICANT—Times Square Stores Corporation for Rabco Estates, Incorporated, owner; Times Square-Springfield, Incorporated, lessee.

SUBJECT—Application February 21, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—130-35 Merrick Boulevard, north side, 100 feet west of Farmers Boulevard, Block 12494, Lot 8, Springfield Gardens, Borough of Queens.

APPEARANCES—

For Applicant: H. G. Savran.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated February 9, 1961 on Order No. 072-1, reads:

"1. Install an approved automatic wet sprinkler system throughout the main and mezzanine floors in stock room area. Stock room area approximately 20' x 125' separated from store proper by cinder block. Sprinkler system shall be arranged and equipped as per Article 16, Chapter 26 Administrative Code as provided in Chapter 19-161.0 Adm. Code."

and

WHEREAS, the applicant states that the building is 31.88 feet by 248 feet in area, 1 story, 46 feet high, of class 1 construction, located in retail use, D area and class ½ height district, built in 1951, now used and occupied since 1958: cellar—boiler room and storage; 1st floor—retail store, 50 persons; substantially in accordance with Certificate of Occupancy No. Q128686 issued May 7, 1959 against Alt. Applic. 86-58; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that in December 1959 this building was approved by both the Building Department and the Fire Department as a class 1 building; that at that time, the Fire Department requested that we separate the Stock Room from the Retail Store with an 8 inch cinder block wall going 3 feet through and above the roof, complete with automatic fire doors on both sides of the cinder block wall; that the owner states that he has complied completely with that order and the work was duly approved by the Building and Fire Departments; that since this area was classified as a Class #3 building, a sprinkler system was not required; that inasmuch as we are a tenant and not owner of the above mentioned building, it would impose undue financial hardship on our company to be required to install a sprinkler system after having already borne the reconstruction expense referred to above; and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board.

Resolved, that the Order of the Fire Commissioner, dated February 9, 1961, acting on Order #072-1, Objection No. 1, be and it hereby is *affirmed* and that the appeal be and it hereby is *denied*.

372-61-A

APPLICANT—Albert B. Bauer for Uris 850 Third Avenue Corporation, owner.

SUBJECT—Application March 30, 1961—Appeal from a decision of the Borough Superintendent re—gasoline dispenser below street level.

PREMISES AFFECTED—838-852 Third Avenue, 161-171 East 51st Street, northwest corner, and 160-166 East 52nd Street, Block 1306, Lots 30, 33 and 41, Borough of Manhattan.

APPEARANCES—

For Applicant: S. H. Greenhill.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

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THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated March 30, 1961 on Misc. Applic. 2368-61, reads:

"1. Gasoline dispensing facilities located on any floor below street level, are contrary to Section C19-70.0 subd. C of the Administrative Code."

WHEREAS, the applicant states that a portion of the 1st and 2nd floors and a part of the cellar have been leased by the City of New York for the use of the Police Department; that this installation would provide gasoline service for radio motor cars on patrol in this precinct; that if such a facility were not available, these cars would of necessity refuel at remote locations with a consequent loss in patrol coverage in this important mid-town area; that patrol cars are called upon to respond at irregular hours during the day and night on police duty, and the handicap of not having gasoline service situated within their base of operations could seriously impair their efficiency; that because of the limited site conditions, there is no outside space available above the cellar level for gasoline service; that the garage area in the cellar has been designed for maximum safety in conformity with Administrative Code requirements with prescribed fire partitions, remote exits, 1½ hour fire rated doors, sprinklers and standpipe systems; that the gasoline pumps are to be of an approved type and the storage tanks are encased in 12 inches of concrete in an unexcavated area below the cellar floor; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated March 30, 1961, acting on Alt. Applic. 2368-61, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this appeal dated May 26, 1961, 3 sheets and January 31, 1962, 2 sheets which show the vent line running from the gasoline tank through the main roof; and that all other laws, rules and regulations applicable shall be complied with.

716-61-A

APPLICANT—Rogers, Isquith, Backer and Gussak for Cedroc Holding Corporation, owner. The Park Town House Nursing Home, lessee.

SUBJECT—Application May 22, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—57-61 East 91st Street, north side, 130 feet east of Madison Avenue, Block 1503, Lot 26, Borough of Manhattan.

APPEARANCES—

For Applicant: Hugo E. Rogers.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the order and the decision of the Fire Commissioner, dated May 3, 1961 on Order #1209-1, reads:

"1. Install an approved, *WET AUTOMATIC SPRINKLER SYSTEM* throughout the building having at least one source of water supply, arranged and equipped as per Art. 16, Chapt. 26 Adm. Code. — Sec. 28 Hospital Code—C19.161.0a Adm. Code."

and
WHEREAS, the applicant states that the building is 51.1 feet by 60 feet in area, 5 stories, 65 feet approximately high, of class 1 construction, located in residence use, B area and class 1½ height district, built date unknown, now used and occupied since January 8, 1953: basement—storage, laundry, boiler room, mortuary and treatment room, 2 per-

sons; 1st floor—reception room, kitchen and nurses' room, 5 persons; 2nd floor—bedrooms, 20 persons; 3rd floor—bedrooms, 19 persons; 4th floor—bedrooms, 18 persons; 5th floor—bedrooms and 1 isolation room, 13 persons; substantially in accordance with Certificate of Occupancy #40679 issued January 8, 1953 against Alt. Applic. 1254-52; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that at the time when application was made to the Department of Buildings to make the necessary alterations, the various items intended to be done were detailed on plans and all alterations were performed in strict compliance with the plans and the law; that the building is of fireproof construction with the front stairs constructed of concrete leading to street, and the rear stairs of steel leading to street through rear yard; that there have been no changes in use or construction or additions to the premises since 1953 to change the classification; that the premises have been in continuous operation as a nursing home since 1953, at which time the certificate of occupancy was issued, and there have been no accidents and no fires, and no incidents resulting from poor construction, poor exits or poor housekeeping; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Fire Commissioner, dated May 3, 1961, acting on Order #1209-1, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this appeal dated February 2, 1962, 8 sheets; that the sprinkler system as shown on the drawings shall be installed in the storage rooms in the basement and in the kitchen; that the doors to all rooms shall be made self-closing; and that all laws, rules and regulations applicable shall be complied with.

1900-61-A

APPLICANT—Harry Soled for Chaim Realty Corporation, owner.

SUBJECT—Application December 12, 1961—Appeal from a decision of the Borough Superintendent re—change in use.

PREMISES AFFECTED—2847 West 21st Street, east side, 260 feet north of Mermaid Avenue, Block 7018, Lot 64, Borough of Brooklyn.

APPEARANCES—

For Applicant: Harry Soled.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 30, 1961 on Alt. Applic. 970-61, reads:

"1. The Proposed change of occupancy from garage and office to warehousing and shipping which area is in excess of 10,000 square feet, on one street is contrary to 2.1.3.5 of Code & 4.2.1 of Code."

and

WHEREAS, the applicant states that the building is 100 feet by 118 feet 9¾ inches in area, 1 story, 14 feet high, of class 3 construction, located in residence use, C area and class 1 height district, built in 1925: cellar—boiler; 1st floor—vacant; that the proposed use and occupancy will be: cellar—boiler; 1st floor—warehousing and shipping of non-inflammable toys and novelties, 12 persons; and

WHEREAS, the applicant states that the building and use were subject to Board's action under Cal. No. 712-61-BZ, granting a change in use from a garage to a warehouse; that in accordance with Section C26-254.0 of the Administrative Code, only 10,000 square feet of area is permitted to be occupied by a class 3 building when fronting on one

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street; that this building being 118 feet 9¾ inches by 100 feet, exceeds this amount by 1,875 square feet; that the building was built legally to occupy 11,875 square feet and inasmuch as any change today would exceed the permitted tabular list, and inasmuch as today a garage may occupy only 7,500 square feet, whereas an ordinary commercial building may occupy 10,000 square feet; that under the present law a garage may occupy 7,500 square feet of floor area; that a warehouse may occupy 10,000 square feet.

Resolved, that the decision of the Borough Superintendent, dated November 3, 1961, acting on Alt. Applic. 970-61, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform with drawings filed with this application dated December 12, 1961, 3 sheets; and that all other laws, rules and regulations applicable shall be complied with.

1038-61-A

APPLICANT—Cross, Austin and Ireland Lumber Company, owner.

SUBJECT—Application July 5, 1961—Appeal from an order and a decision of the Fire Commissioner re—Yard Hydrant System, Monitor nozzles, etc.

PREMISES AFFECTED—46-35 Metropolitan Avenue, north side, 819 feet east of Gardner Avenue, Block 2611, Lot 11, Maspeth, Borough of Queens.

APPEARANCES—

For Applicant: Charles A. Van Patten.

ACTION OF BOARD—Appeal withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

19-61-A—Vol. II

APPLICANT—Lee Schoen for A. Trenkmann Estates, owner.

SUBJECT—Application reopened November 14, 1961 as Volume II—Appeal from a decision of the Borough Superintendent re—egress.

PREMISES AFFECTED—247-249 Center Street, west side, 121 feet 2 inches south of Broome Street, and 179-183 Lafayette Street, Block 472, Lots 4 and 17, Borough of Manhattan.

APPEARANCES—

For Applicant: Lee Schoen and M. Isaacs, Jr.

ACTION OF BOARD—Laid over to February 20, 1962, at 2 P.M. for inspection and decision; hearing closed.

232-61-A

APPLICANT—Herman E. Horwood for Meyer Herschberg.

SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—321 Greenwich Street, east side, 82 feet 1 inch south of Duane Street, Block 141, Lot 17, Borough of Manhattan.

APPEARANCES—

For Applicant: H. E. Horwood.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to February 14, 1962, at 2 P.M. for inspection and decision; applicant to amend drawings.

277-61-A

APPLICANT—Joseph Lau for 194th Street Corporation, owner.

SUBJECT—Application March 6, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—194 Worth Street, south side, 47 feet 8 inches east of Mulberry Street, 6 Mulberry Street, Block 161, Lot 6, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to February 14, 1962, at 2 P.M. for decision unless applicant withdraws appeal.

292-61-A

APPLICANT—Irwin Emerman for Leonard Kaplan, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—95 Reade Street, south side, 74 feet 6 inches west of Church Street, 113 Chambers Street, Block 145, Lot 6, Borough of Manhattan.

APPEARANCES—

For Applicant: Irwin Emerman.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to February 20, 1962, at 2 P.M. for inspection and decision; hearing closed.

1150-61-A

APPLICANT—Peter S. Gluck for Jamed Properties, Incorporated, owner; Typhoon Air Conditioning Division, Hupp Corporation, lessee.

SUBJECT—Application July 13, 1961—Appeal from a decision of the Borough Superintendent re—bake oven.

PREMISES AFFECTED—5095 Carroll Street, north side, 200 feet east of Third Avenue, 505 President Street, Block 448, Lot 13 (incl. former 18), Borough of Brooklyn.

APPEARANCES—

For Applicant: Peter S. Gluck and Frank R. Benedict.

ACTION OF BOARD—Laid over to February 20, 1962, at 2 P.M. for inspection and decision; hearing closed.

1233-61-A

APPLICANT—Schaefer and Atkin for Chestnut Realty Corporation, owner.

SUBJECT—Application July 28, 1961,—Filed pursuant to Section 310, of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—609-615 Ft. Washington Avenue, west side, 101 feet, 13⅞ inches north of West 187th Street, Block 2179, Lot 354, Borough of Manhattan.

APPEARANCES—

For Applicant: Harry Atkin.

ACTION OF BOARD—Laid over to February 20, 1962, at 2 P.M. for inspection and decision; applicant to correct drawing; hearing closed.

1260-61-A

APPLICANT—John F. Fitzsimons for Graphic Talents Incorporated, owner.

SUBJECT—Application August 3, 1961—Appeal from a decision of the Borough Superintendent re—stair enclosure and class 3 construction.

PREMISES AFFECTED—44 East 52nd Street, south side, 182 feet west of Park Avenue, Block 1287, Lot 143, Borough of Manhattan.

APPEARANCES—

For Applicant: John F. Fitzsimons.

ACTION OF BOARD—Laid over to February 20, 1962, at 2 P.M. for inspection and decision; hearing closed.

1295-61-A

APPLICANT—Albert Melniker for Sebastian Parlato, owner.

MINUTES

SUBJECT—Application August 8, 1961—Filed pursuant to Section 36 Art. III of the General City Law re—building not facing legal street.

PREMISES AFFECTED—61 Alberta Avenue, north side, 274.33 feet west of Wild Avenue, Block 2637, Lot 19, Travis, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over without date for inspection and decision; hearing closed.

1819-61-A

APPLICANT—Sidney Astor for Jacob Goodman, owner.

SUBJECT—Application December 5, 1961—Appeal from a decision of the Borough Superintendent re—enclosure for car hoist, egress, wall panels, etc.

PREMISES AFFECTED—307 West 44th Street, north side, 100 feet west of 8th Avenue, Block 1035, Lot 28, Borough of Manhattan.

APPEARANCES—

For Applicant: Sidney Astor and Jerome Gottesman.

ACTION OF BOARD—Laid over to February 14, 1962, at 2 P.M. for further study by the Board and decision.

249-29-BZ—Vol. II

APPLICANT—Elliot Saltzman for Rose Firestone, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7c, 7e and 21 of the Zoning Resolution, permitting in a local retail use district, the change in occupancy from parking and storage of motor vehicles to the erection and maintenance of a structure to be used as an automatic automobile laundry with an additional curb cut in conjunction with existing gasoline service and permitting the installation of four additional gasoline storage tanks.

PREMISES AFFECTED—2228-2232 Gerritsen Avenue, 3094-3112 Avenue U, southside of Avenue U from Brigham Street to Gerritsen Avenue, Block 7370, Lot 10, Borough of Brooklyn.

APPEARANCES—

For Applicant: Elliot Saltzman.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. II, on February 28, 1950, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on February 15, 1956; and

WHEREAS, the resolution was last amended on February 15, 1956; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on February 28, 1950, as *amended* through February 15, 1956, by adding thereto:

"that in the event the owner desires to construct an extension to the existing accessory building, such change shall be permitted substantially as shown on revised drawings marked 'Received December 11, 1961', 6 sheets; and that under the original term stated in the resolution there may be minor auto repairs with hand tools only maintained solely within the accessory building, *on condition* that permit shall be obtained and this work completed within the requirements of Section 22A of the Zoning Resolution; that a new certificate of occupancy shall be obtained; and *on further condition* that other than as herein amended the resolution above cited shall be complied with in all respects." (Alt. 3592/61)

219-55-BZ

APPLICANT—Leonard F. Rothkrug for Tru-Art Aluminum Grille Company, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired December 13, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7a of the Zoning Resolution, permitting in a retail use district, the occupancy of a frame building for a factory use, manufacture of aluminum grille doors.

PREMISES AFFECTED—217-03 Merrick Boulevard, north side, 146 feet west of 218th Street, Block 12956, Lot 36, (Springfield), Borough of Queens.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on November 20, 1956 on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on December 13, 1960; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on November 20, 1956, as *amended* through December 13, 1960, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alt. Applic. 2506/54)

487-59-BZ

APPLICANT—Lama, Proskauer and Prober for Ida Siegel, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired January 10, 1962—decision of the Borough Superintendent previously granted on condition, under Sections 7a and 7A of the Zoning Resolution, permitting in a business use district, the rehabilitation of the accessory building and extend the legal gasoline service station so it will have a total frontage of 96 feet, 8 inches on 86th Street and 76 feet on Bay 7th Street; it is also proposed to install seven new 550 gallon buried gasoline tanks for a total of twelve tanks, with curb cuts, show windows, signs and business entrance within 75 feet of a residence use district.

PREMISES AFFECTED—1414-1424 86th Street and 2-10 Bay 7th Street, southwest corner, Block 6357, Lot 33, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on January 5, 1960 on certain conditions; and

WHEREAS, the resolution was amended on October 25, 1960; and

WHEREAS, time to obtain permits and complete the work was extended on January 10, 1961; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

MINUTES

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on January 5, 1960 as *amended* through January 10, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." Alt. 1716/59)

897-60-BZ

APPLICANT—Leonard F. Rothkrug for Gertrude Christie, owner; Christie and Sons, lessee.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a business district, the addition of power saws and storage of lumber to an existing use for manufacturing of wood doors, and the permitted extension of the building.

PREMISES AFFECTED—2011-2017 Utica Avenue, east side, 240 feet south of Avenue L, Block 7848, Lots 28 and 32, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 4, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 4, 1961, by adding thereto:

"that in the event the owner desires to decrease the size of the site by the omission of Lot 32, which it is proposed to develop with conforming use, and to provide off-street loading areas, such changes may be permitted substantially as shown on revised drawing marked 'Received February 5, 1961,' 1 sheet, *on condition* that other than as herein *amended*, the resolution above cited shall be complied with in all respects." (Alt. 2131/60)

237-61-BZ

APPLICANT—Burke and Groh for Joseph S. Ammirati, owner.

SUBJECT—Application for consideration—for an approval of working drawings and an amendment of the resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 21, 9A, 7e and 19A (j) of the Zoning Resolution, to permit in a residence use, E-1 area and Class ½ height district, the erection of a class B multiple dwelling (hotel) with a public restaurant and meeting rooms in a residence use district, with less than the required 15 foot set back and exceeding the permitted area coverage in an E-1 area district, without the required off street loading berth and exceeding the permitted height within two miles of a designated airport.

PREMISES AFFECTED—177-10 South Conduit Avenue, southeast corner of 177th Street, Block 13277, Lots 230, 232, 233, 234, 235 and 240, Springfield Gardens, Borough of Queens.

APPEARANCES—

For Applicant: Jerrold I. Ehrlich.

ACTION OF BOARD—Working drawings approved and application reopened and resolution amended.

THE VOTE TO APPROVE WORKING DRAWINGS—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on September 13, 1961, on certain conditions; and

WHEREAS, the applicant submitted working drawings, for approval by the Board, as being in substantial compliance with the requirements of the resolution and requested an amendment of the resolution.

Resolved, that working drawings marked "Received December 21, 1961," 2 sheets are *approved* as to arrangement and design, as being in substantial compliance with the terms and conditions of the resolution adopted by the Board on September 13, 1961. (N.B. 58/61)

THE VOTE TO REOPEN AND AMEND RESOLUTION—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on September 13, 1961, by adding thereto:

"that the swimming pool may be relocated to the roof of the building and the sixth floor of the building may be redesigned, rearranged and constructed substantially as shown on revised drawings marked 'Received November 21, 1961,' 3 sheets, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 58/61)

930-61-BZ

APPLICANT—Leonard F. Rothkrug for Golden Gate Motor Inn, Incorporated, owner.

SUBJECT—Application for consideration—reopening for approval of sign details—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a stated term of years, the use of dining room, cabaret and bar in conjunction with a proposed hotel with an illuminated name sign.

PREMISES AFFECTED—3867-3891 Shore Parkway, northeast corner of Brigham Street, Block 7510, Lot 17, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug and Seymour Grabel.

For Applicant: Samuel Bodian, Park Dept.

ACTION OF BOARD—Sign detail drawings approved.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on November 8, 1961 on certain conditions; and

WHEREAS, the applicant submitted drawings of sign details for approval by the Board, as being in substantial compliance with the requirements of the resolution.

Resolved, that the Board of Standards and Appeals does hereby approve sign detail drawings, marked "Received December 14, 1961," 1 sheet and "Received February 2, 1962," 1 sheet, as to arrangement and design, as being in substantial compliance with the terms and conditions of the resolution adopted by the Board on November 8, 1961. (N.B. 1356/60)

392-21-BZ—Vol. II

APPLICANT—Meyer Press for Jeanne Gold, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough

MINUTES

Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, to permit in a business use district, the reconstruction and extension of an existing gasoline service station.

PREMISES AFFECTED—1210-1216 Myrtle Avenue and 75-83 Suydam Street, southwest corner, Block 3205, Lots 25 and 26, Borough of Brooklyn.

APPEARANCES—

For Applicant: Meyer Press.

ACTION OF BOARD—Application reopened and set for hearing on March 6, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

398-32-BZ—Vol. II

APPLICANT—Henry Nordheim for Athas Zaharis, owner; Schmidt Brothers, lessee.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired November 27, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 7i of the Zoning Resolution, permitting in a residence and business use district, the continuance of a motor vehicle repair shop.

PREMISES AFFECTED—570 East Fordham Road and 2514 Hoffman Street, southeast corner, Block 3067, Lot 48, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry J. Nordheim.

ACTION OF BOARD—Application reopened and set for hearing on March 6, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

110-37-BZ—Vol. II

APPLICANT—Schwartzberg and Mozor for Mary Goldstein, owner; Ida Burns, d/b/a Park Slope Parking Acrean, lessee.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired January 29, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting partly in a business use and partly in a residence use district, for a temporary term of years, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—345-349 9th Street, north side, 240 feet west of 6th Avenue and 314-332 8th Street, Block 1105, Lots 31 to 36 inclusive, 57, 58, 59, 28 and 29, Borough of Brooklyn.

APPEARANCES—

For Applicant: Benjamin W. Schwartzberg.

ACTION OF BOARD—Application reopened and set for hearing on March 6, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

438-39-BZ—Vol. III

APPLICANT—Elliot Saltzman for Fannie Wolf, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired September 25, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7c, 7f and 7i of the Zoning Resolution, permitting in a business use district, the extension in use and area of existing gasoline service station, lubritorium, auto laundry and store, to include motor vehicle repair shop, hand tools only.

PREMISES AFFECTED—4312-4318 Church Avenue, south side, 40 feet 8 inches west of Troy Avenue, Block 4897, Lots 7 and 10, Borough of Brooklyn.

APPEARANCES—

For Applicant: Elliot Saltzman.

ACTION OF BOARD—Application reopened and set for hearing on March 6, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

828-47-BZ—Vol. II

APPLICANT—Gabriel Nathan for Louis and Blanche Nathan, owners; Mel Chevrolet Sales Corporation, lessee.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 7e of the Zoning Resolution, to permit in a business use district, the extension to existing repair shop and auto salesroom, and the use of existing used car lot in conjunction with existing repair shop.

PREMISES AFFECTED—1408 to 1414 Far Rockaway Boulevard, 1405 to 1407 Augustina Avenue and 1901 to 1909 Nameoke Avenue, at northwest corner of Far Rockaway Boulevard and Nameoke Avenue, Block 15536 (old #23), Lot 15, Far Rockaway, Borough of Queens.

APPEARANCES—

For Applicant: Mrs. Gabriel Nathan.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

842-55-BZ

APPLICANT—Henry Nordheim for Maria Petrera, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired January 15, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, a parking and storage of motor vehicles.

PREMISES AFFECTED—3544 Eastchester Road, east side, 100 feet south of Needham Avenue and 1211 Mickel Avenue, Block 4726, Lots 6 and 37, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

ACTION OF BOARD—Application reopened and set for hearing on March 6, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

MINUTES

998-55-BZ

APPLICANT—Leonard F. Rothkrug for Private Garages, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired December 8, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit partly in a business use district and partly in a residence use district, a proposed parking lot.

PREMISES AFFECTED—1638 8th Avenue, west side, 110 feet 5 inches north of Prospect Avenue, Block 1112, Lot 54, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and set for hearing on March 6, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to file copy of current Certificate of Occupancy.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

145-56-BZ—Vol. II

APPLICANT—Leonard F. Rothkrug for Raymond Feiden and Anne Eisenberg, owners; Hall Oldsmobile, Inc., lessee.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a residence and unrestricted use district, the maintenance of a parking lot to be used in conjunction with the existing parking lot on the adjoining plot, previously granted by the Board.

PREMISES AFFECTED—1266-1276 East 17th Street, 1619-1623 Chestnut Avenue, northwest corner and 1611-1613 Chestnut Avenue, north side, 53 feet 4½ inches west of East 17th Street, Block 6736, Lots 34 and 82, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and set for hearing on March 6, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

662-56-BZ

APPLICANT—Leonard F. Rothkrug for Governale Estates, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a business and residence use district, the maintenance of a parking lot on the unbuilt upon portion of the premises.

PREMISES AFFECTED—3875 Flatlands Avenue, north side, 100 feet east of Flatbush Avenue and 1973-1983 Flatbush Avenue, east side, 30 feet north of Flatlands Avenue, Block 7821, Lots 21, 23 and 122, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and set for hearing on March 6, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

819-59-BZ

APPLICANT—Hodges, Reavis, McGrath & Downey for H. C. Bohack Company, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired June 14, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 7e of the Zoning Resolution, to permit in a business and residence use district, the erection and maintenance of a retail supermarket with accessory customer and employee parking.

APPEARANCES—

For Applicant: Gerard C. Fallon.

ACTION OF BOARD—Application reopened and set for hearing on March 6, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

889-60-BZ—Vol. II

APPLICANT—Irving P. Marks for Angelina Cassarino, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a residence use district, in an existing legal restaurant, to rearrange its present facilities, to enlarge the dining area within the confines of the building legal area; to use the vacant land on the sides and rear of the lot for the free parking of patrons and employees cars.

PREMISES AFFECTED—8850-8860 17th Avenue, north side, 115.30 feet west of Cropsey Avenue, Block 6461, Lot 42, Borough of Brooklyn.

APPEARANCES—

For Applicant: Irving P. Marks.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedures, with permission to transfer the photographs from Volume I.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

43-60-SM

APPLICANT—Bonney Forge and Tool Works, owner.

APPEARANCES—

For Applicant: William M. Jackson and Robert S. Bader.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

MINUTES

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
43-60-SM—Bonney Forge and Tool Works, Allentown, Penna., filed for approval of the material known as Brazolet Fittings (for silver brazing to copper or brass pipe or tubing) under the provisions of C26-1240.0 Administrative Building Code.

USE: Outlet fittings for copper or brass pipe or tube.

DESCRIPTION: A Brazolet is a bronze branch connection fitting for saddling over a copper or brass pipe or tubing to form a 90° branch connection. The Brazolet fitting is attached to the pipe by silver brazing and the branch connection is attached to the Brazolet by a threaded joint, or by a silver brazed joint. The inside of the Brazolet is flared to improve fluid flow into the branch.

To attach the fitting over a cut hole in the pipe both brazing surfaces are cleaned and the fitting is lightly clamped into position after application of a high melting point flux ("Handy Flux" 1100°F m.p.). Sufficient heat is applied by means of a brazing torch to fuse the flux and then fuse the silver brazing alloy (1270°F m.p.). The brazing alloy flows by capillary action to the entire contact surface. Complete penetration is determined visually through the outlet of the fitting. If the branch pipe is also to be brazed then the joint between base of fitting and pipe is to be protected with wet asbestos.

The Brazolet fittings are made in nominal sizes of ¼ inch to 6 inches, with 4 inch maximum outlet.

INSPECTION AND TEST: All data was examined by Assistant Engineer G. F. Sklenarik.

A hydrostatic test was performed at the New York Testing Laboratories, Inc., on a 6 inch length of 2 inch diameter type TP tube to which was brazed a 2 x ¾ Brazolet fitting. At 1900 PSI failure occurred in the copper tube approximately ¼ inch from the silver soldered joint at the fitting.

RECOMMENDATION: The Committee on Test recom-

mends the approval of the material known as Brazolet Fittings for use in New York City in accordance with this report and Article 15, Chapter 26, Administrative Code provided that each carton in which these fittings are shipped shall be stamped or labelled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 43-60-SM."

The Committee further recommends the following pipe sizes for the following fitting sizes:

Pipe	Fitting
1"	¼"
1"	⅜"
1¼"	½"
1½"	¾"
2"	1"

and for all outlets 1½" and up.

The pipe shall be at least twice the diameter of the outlet size and further that the inside edges of all holes drilled in the pipes shall have all burrs removed and all chips shall be carefully cleaned out of pipes to prevent the chips becoming jammed in the seats of valves of the pipe system.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

Adjourned 3:30 P.M.

JAMES P. MULROY, *Secretary*.

PUBLIC HEARING

NOTICE OF PUBLIC HEARING

156-62-SR

NOTICE IS HEREBY GIVEN that a Public Hearing will be held by the Board of Standards and Appeals on *Friday morning March 2, 1962 at 10 A.M. in Room 909, 80 Lafayette Street, Borough of Manhattan, on the Proposed Rules covering Coin-Operated Dry Cleaning Establishments.*

Authority

Section 666, subd. 2 of the Charter of the City of New York and Article III, Chapter 1, Section 32, Article VII, Chapter 2, Sections 72 and 73 in their entirety of the Zoning Resolution of the City of New York, effective December 15, 1961.

Application of Rules

These rules shall be deemed to apply only to coin-operated dry cleaning establishments, pursuant to Article III, Chapter 2, Section 32-15 A and Section 32-25 D of the Zoning Resolution effective December 15, 1961.

These rules shall not be deemed to modify or repeal Chapter 19 of the Administrative Code of the City of New York or the Rules Governing Dry Cleaning Establishments adopted by the Board of Standards and Appeals under Calendar Number 958-47-SR—Vol. II.

Zoning Resolution Effective December 15, 1961—Excerpts

Preamble

This resolution is adopted in order to promote and protect public health, safety and general welfare. These general goals include, among others, the specific purposes set forth in the statements of legislative intent for the respective districts and groups of districts.

Article VII—Administration

Chapter 1

71-00 ENFORCEMENT AND ADMINISTRATION

The Commissioner of the Department of Buildings shall administer and enforce this resolution, except as specifically provided in the New York City Charter and in this resolution.

Chapter 2

72-00 POWERS OF THE BOARD OF STANDARDS AND APPEALS

72-01 GENERAL PROVISIONS

The Board of Standards and Appeals (referred to hereinafter as the Board) shall have the power, pursuant to the provisions of the New York City Charter and of this resolution, after public notice and hearing:

- (a) To hear and decide appeals from and to review interpretations of this resolution;
- (b) To hear, decide, and determine, in a specific case of practical difficulties or unnecessary hardship, whether to vary the application of the provisions of this resolution;
- (c) To hear and decide applications for such special permits as are set forth in this resolution and are more specifically enumerated in Section 73-01 (General Provisions); and

- (d) To adopt, amend, or repeal such rules or regulations as may be necessary to carry into effect the provisions of this resolution.

Article III—Commercial District Regulations

32-15 USE GROUP 6

Use Group 6 consists primarily of retail stores and personal service establishments which:

- (1) Provide for a wide variety of local consumer needs, and
- (2) Have a small service area and are, therefore, distributed widely throughout the City.

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The *uses* listed in A below are also permitted within large-scale residential developments, to provide daily convenience shopping for residents of the development.

A. CONVENIENCE RETAIL OR SERVICE ESTABLISHMENTS

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See Note:

Dry cleaning or clothes pressing establishments or receiving stations dealing directly with ultimate consumers, limited to 2,000 square feet of *floor area* per establishment, and provided that only solvents with a flash point of not less than 138.2 degrees Fahrenheit shall be used, and total aggregate dry load capacity of machines shall not exceed 60 pounds.

Parking Requirement Category B—District where *uses* are so permitted are C1, C2, C3, C4, C6, C7, C8.

In a C5 district a use in Use Group 6, shall not be located on the ground floor of a building unless such use is at least fifty feet from the street wall of the building in which it is located as provided in Section 32-423 (Limitation on Ground Floor Location).

32-25 Use Group 16

Use Group 16 consists of automotive and other necessary semi-industrial uses which:

- (1) Are required widely throughout the city, and
- (2) Involve offensive noise, vibration, smoke, dust, or other particulate matter, odorous matter, heat, humidity, glare, or other objectionable influences, making such *uses* incompatible with residential *uses* and other types of commercial development.

32-25 D. Dry cleaning or cleaning and dyeing establishments, with no limitation on type of operation, solvents, floor area, or capacity per establishment—parking requirement category in F, Use Regulation is District C8.

PROPOSED RULES

Rule 1. Definitions

For the purpose of these rules "dry cleaning" includes cleaning textiles, fabrics, garments or other articles by the use of solvents other than water, extraction of the solvents therefrom, and drying the same. A "dry cleaning unit" is the machinery or equipment in which textiles, fabrics, garments or other articles are carried through a complete cleaning cycle. A "dry cleaning unit" may consist of one or more detached component machines.

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The term "Dry Cleaning Establishment" shall mean any room, place and space in which dry cleaning is performed. Coin-operated dry cleaning machine shall mean an automatic machine actuated by the insertion of coins, tokens, keys or any other similar device for use by the general public. For the purpose of this definition the term "used by the general public" shall be deemed to refer to the insertion of textiles, fabrics, garments of other articles into a dry cleaning machine or the removal of the same from such unit by a person or persons other than an employee or owner-operator of such establishment.

- 1.1 Coin-operated dry cleaning establishments shall mean dry cleaning establishments in which dry cleaning solvent used in the dry cleaning units shall be non-inflammable and non-combustible when tested in a Tagliabue open cup tester as rated by the Fire Commissioner.
- 1.2 The term "inflammable liquid solvents" shall mean such as will emit an inflammable vapor at a temperature below 100 degrees Fahrenheit when tested in a Tagliabue open cup tester.
- 1.3 "Spotting" or "sponging" shall mean the local application of an "inflammable liquid solvent" to remove spots of dirt, grease, paint or stains from wearing apparel, textile, fabrics or articles of any sort.
- 1.4 For the purposes of Section 32-15 of the Zoning Resolution the term 'dealing with ultimate consumer' as contained therein shall refer only to those dry cleaning establishments which perform services on articles conveyed directly by a retail customer to such dry cleaning establishment or collected directly from and delivered to the retail customer by any vehicle or any or any other means of effecting the same and such dry cleaning establishment directly processes such articles for such customer.
- 1.5 All other terms used shall be as defined in the Zoning Resolution effective December 15, 1961, Chapter 19 of the Administrative Code, Multiple Dwelling Law, or Labor Law, when not inconsistent with the specific term defined herein.

Rule 2. Approvals

- 2.1 It shall be unlawful to use any premises for any coin-operated dry cleaning establishment without filing plans of that portion of the premises to be so used with the Department of Buildings and obtain its approval.
- 2.2 No coin-operated dry cleaning unit shall be installed unless such unit is approved by the Board of Standards and Appeals.
- 2.3 No dry cleaning solvent shall be used unless such solvent has been tested and rated by the Fire Commissioner.
- 2.4 It shall be unlawful in any coin-operated dry cleaning unit approved by the Board to use any solvent other than that for which the dry cleaning unit has been approved by the Board.
- 2.5 No non-conforming existing dry cleaning establishment shall be enlarged or extended unless such extension or enlargement be made in conformity with the provisions of the Zoning Resolution and may include a coin-operated dry cleaning establishment by complying with these rules.
- 2.6 All coin-operated dry cleaning units shall be installed in a diked area all parts of which shall be impervious to the solvent used in such units. The diked section shall consist of a four inch curb above the floor. All solvent spillage into the diked area shall be conducted by gravity flow into a tank which shall be equipped with a leakproof pump and enclosed piping system, to pump the solvent back to the dry cleaning units. Such system shall be installed pursuant to the Rules of the

Board of Standards and Appeals for Oil Burners. The said tank or tanks shall be of sufficient capacity to accept all solvent contained in the dry cleaning unit or units which it services.

Rule 3. Restrictions on Locations and Areas

- 3.1 No coin-operated dry cleaning establishment shall have a gross floor area exceeding 2,000 square feet to be used for dry cleaning, and incidental operations, including space used for pressing, finishing, storage and for the service of customers. The square foot area limitation shall apply to the aggregate of all space so used on all floors and mezzanines of the premises involved above the cellar or basement thereof. Additional space may be used on a lower floor which is either a basement or cellar provided that on such floor there shall be no dry cleaning and no storage of recently cleaned articles. Such additional space may include ordinary storage, boilers, compressors, pumps and filtration equipment.
 - 3.1.1 In calculating the gross floor area pursuant to Rule 3.1, the area restriction shall not include the area used by lawful non-dry cleaning operations of a multiple use type of service establishment.
- 3.2 No coin-operated dry cleaning establishment shall be permitted within any building:
 - 3.2.1 which is of wood frame construction;
 - 3.2.2 which is classified as a public building pursuant to Section C26-235.0 of the Administrative Building Code;
 - 3.2.3 where any part of such establishment is within 20 feet of any public building.

Rule 4. Egress

- 4.1 The means of egress from all coin-operated dry cleaning establishments shall be in conformity with the provisions of the building code and all laws, rules and regulations applicable. In addition thereto, all establishments shall conform to the following:
 - 4.1.1 Aisles not less than 3 feet in width providing access from the main work area to required means of egress shall be provided. Such required aisles shall not be obstructed in any manner.
 - 4.1.2 In all coin-operated dry cleaning establishments all required exit doors shall be arranged to swing in the direction of egress.

Rule 5. Fire Prevention

All coin-operated dry cleaning establishments shall comply with the following:

- 5.1 Unless otherwise specifically exempted by Law, no boiler shall be permitted in the same area or space where dry cleaning units are located unless such boiler shall be enclosed in a one-hour fireproof enclosure.
- 5.2 All ceilings of all such boiler rooms as provided in Rule 5.1 shall be fire-retarded with one-hour fire resistive material.
- 5.3 All openings from any such dry cleaning establishment on the course of a fire escape shall be equipped with a fireproof self-closing door or fireproof window assembly.
- 5.4 It shall be unlawful to use or store any inflammable liquids or solvents.
- 5.5 Inflammable liquids and solvents shall not be used for spotting and sponging.
- 5.6 All sludge or residue removed from a dry cleaning unit shall be placed in a metal container not exceeding

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55 gallons of capacity with a tight fitting cover and shall be removed from the premises and disposed of in a lawful manner.

- 5.7 All solvent used in the dry cleaning unit shall be either (a) received and stored in metal containers not exceeding 55 gallons each and pumped directly into a dry cleaning unit or units by means of a detachable leakproof pump and pipe system, or (b) received and stored in a tank or tanks installed in accordance with the Rules of the Board of Standards and Appeals relating to the receiving and storing of light fuel oils and pumped directly into a dry cleaning unit or units by means of a closed leakproof pipe and pump system.
- 5.8 In any such coin-operated dry cleaning establishment, no member of the general public shall be permitted to do spotting or sponging or make use of any device employing live steam or heat for pressing or finishing.
- 5.9 Any pressing or finishing, spotting or sponging may be performed only by a qualified operator and these operators shall be located within an enclosed space separated from the customer area.

Rule 6. Ventilation

- 6.1 In coin-operated establishments all dry cleaning units shall be installed in such a manner so that the working or maintenance portion of the equipment shall be separated from the front of such units by solid partitions. Access doors to the space in back of the machines shall be kept closed and locked. Such establishments shall be ventilated in such a manner to preclude solvent vapors from being admitted to the combustion area of any device requiring an open flame or heating element. Solvent storage tanks, power boxes and other source of danger shall be so situated as to be inaccessible to the general public.
- 6.1.1 Any drying equipment shall be located at least 25'-0" from any dry cleaning unit unless placed in an enclosed area.
- 6.2 Coin-operated dry cleaning establishments shall be equipped with adequate ventilation to provide at least four (4) complete changes of air volume an hour. The minimum ventilation specified here shall be maintained at all times when the coin-operated dry cleaning establishment is open.
- 6.3 All dry cleaning units must be provided with facilities to cause an inward flow of 100 cubic feet of air per minute through the loading door of any such units when the same is open.
- 6.4 Additional general ventilation of the service area back of coin-operated dry cleaning units shall be provided so that in emergencies a minimum of one air change per minute of the enclosed service area will be provided.
- 6.5 All coin-operated dry cleaning establishments shall have sufficient ventilation so as to prevent an excessive concentration of solvent vapors in the dry cleaning establishment. An excessive concentration of solvent vapors shall be that which exceeds 100 parts of solvent vapors per one million parts of air during any working day.
- 6.6 In addition to all other ventilation requirements provided for in these Rules, the following shall apply to coin-operated dry cleaning establishments:
 - (a) A power exhaust system shall be provided for the removal of toxic vapors consisting of: at least one individual exhaust on each dry cleaning unit; scavenger ducts located in front of each unit; power exhaust fans for the space behind such unit; and air intakes located on the front grill of each such unit. All exhaust facilities shall be sealed and air tight and constructed in such manner so that all solvent vapors shall be discharged

mechanically to the open air in the manner specified in subsection 1 through 4 of Rule 6.8 hereof. All exhaust facilities shall be operated continually while the premises are open to the public. Provisions must be made by air intakes to replace air exhausted from the establishment to the outside.

- 6.7 A scavenger duct shall be provided in the front of each unit and shall be designed to pick up vapors surrounding the equipment near the floor. The suction inlet for these scavenger ducts shall be located not less than two or more than six inches above the floor and shall exhaust 300 feet of air per minute.
- 6.8 The equipment exhausts, or vents shall terminate at the outer air in the following manner:
 - (1) At least 7 feet above the roof, street, yard or court grade on which it opens of the premises in which said establishment shall be located, and
 - (2) The exhaust shall be under positive pressure by reason of a mechanical fan, and
 - (3) The terminal of the exhaust shall be at least five feet from any window or ventilating opening if the window or ventilating opening lies on the same plane as the exhaust terminal and when the windows, or ventilating openings lie on a plane which faces in the direction of the exhaust terminal such terminal shall be at least 10 feet from such opening, and
 - (4) All direct equipment exhausts or vents shall be provided with mesh lint arrestors which shall be kept clean. When lint traps are provided on the units, mesh lint arrestors may be omitted from the exhaust equipment.

Rule 7. Operating Precautions

- 7.1 A legible printed notice embodying these Rules shall be posted in a conspicuous place in all coin-operated dry cleaning establishments.
- 7.2 Coin-operated dry cleaning establishments shall post complete legible printed operating instructions near the machines. These instructions shall include a warning to the effect that garments or materials which retain an odor of the cleaning solvent are dangerous if placed in a small enclosed space such as an automobile.
- 7.3 The owner-operator of any coin-operated dry cleaning establishment shall furnish to any person cleaning out a dry cleaning unit an approved type respirator for his use during the process of cleaning out any such unit.
- 7.4 All equipment shall be installed in such manner as to minimize noise, vibration, smoke, and odors, and other forms of nuisances to the occupants of the premises in which such cleaning establishment may be located or to the occupants of any adjacent premises.
- 7.5 A trained attendant shall be present at all times when the coin-operated dry cleaning establishment is open. The training of this attendant shall include knowledge of the safe operation of the machine installed and the handling of emergency situations. The telephone number of the owner-operator shall be posted conspicuously for emergencies.
- 7.6 No member of the general public who is less than sixteen years of age shall be permitted to insert into or remove from any dry cleaning unit any textile fabric, garment or other article. A lighted indoor sign to such effect shall be posted conspicuously in all coin-operated dry cleaning establishments. All coin-operated dry cleaning establishments shall also display lighted indoor signs warning the general public of the danger of excessive vapor inhalation and skin irritation from unevaporated dry cleaning solvent.

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7.7 All dry cleaning machines used in a coin-operated dry cleaning establishments shall be fitted with an interlocking device which will prevent the opening of the door of any such machine (a) while such machine is in operation and (b) until solvent vapors have been removed from any textile, fabric, garment or other article and from the tumbler in which the same shall be placed.

7.8 The odor of any solvent used in a coin-operated dry cleaning unit in a dry cleaning establishment shall not be masked or altered in any fashion.

7.9 All coin-operated dry cleaning units shall have the dry load capacity of the unit as rated by the Board, based on the factor of 2.8 times the cubic feet capacity of the basket displayed on the face of the unit.

7.10 Spotting or sponging with inflammable liquid solvent shall not be permitted in coin-operated dry cleaning establishments except as provided in Rule 5.9.

7.11 A scale shall be located on premises to assure that the rated dry load capacity of coin-operated dry cleaning machine shall not be exceeded.

Rule 8. Penalties

Any violation of these Rules by an operator shall subject him or her to the penalties prescribed in the Zoning Resolution effective December 15, 1961 and the employee and owner shall be deemed responsible for any violation.

It shall be unlawful to exceed the posted dry load capacity of any coin-operated dry cleaning unit.

Rule 9. Effective Date of Rules

The effective date of these rules shall be twenty (20) days after date of publication of the rules as adopted.

Rule 10.

If any term or provision of any of the aforesaid Rules shall be held unconstitutional or ineffective in whole or in part, such determination shall not be deemed to invalidate the remaining terms or provisions of these Rules.

BOARD OF STANDARDS AND APPEALS
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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps **NOT ACCEPTABLE**.

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BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

Issued under authority of Chapter 27, Section 665 of the Charter of the City of New York

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No. 8

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PETITIONS AND ORDERS OF CERTIORARI SERVED ON THE BOARD OF STANDARDS AND APPEALS.

On February 14, 1962, Petition and Order of Certiorari was served on the Board by Halperin Shivitz Scholer & Steingut, attorneys for petitioner, Jacob Goodman & Company, Inc., owner, seeking a review of the Board's denial of its appeal from a decision and Order of the Fire Commissioner in regard to a sprinkler system; Calendar Number 186-61-A; Premises 182 Duane Street, south side, 229 feet 11 inches west of Hudson Street, Block 141, Lot 23, Borough of Manhattan.

* * * * *

On February 14, 1962, Petition and Notice of Motion was served on the Board by Spiegel & Davis, attorneys for petitioners, Stephen Vali, Leonidas Damascus and Adam Damascus, owners, seeking a review of the Board's denial on January 16, 1962 of their appeal from a decision of the Borough Superintendent in regard to change in use; Calendar Number 482-61-A; Premises 165 West 80th Street, north side, 150 feet east of Amsterdam Avenue, Block 1211, Lot 7, Borough of Manhattan.

NOTICE TO APPELLANTS AND APPLICANTS

No appeal or application will be entertained in connection with which court proceedings are pending or in progress, unless exception is granted by the chairman, nor accepted which is not filed within thirty days from the date of the action of the Administrative Official.

Any communication purporting to be an appeal or application shall be regarded as a mere notice of intention to seek relief until it is filed on the form required by the rules of this board.

Upon receipt of any such communication the writer will be supplied with the official forms for presenting his appeal or application.

At the time of filing an appeal or application, the appellant or applicant shall forward a signed notice of appeal addressed to the Administrative Official either Borough Superintendent of Buildings or Fire Commissioner and file with this board a duplicate of said notice.

Appellants and applicants are advised that their plans must indicate the points of the compass so as to establish the true location and position of the property, the subject of the appeal or application.

Appeals and applications will be simplified and disposition of same expedited by conforming to these directions.

MAX H. FOLEY, *Chairman.*

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141-62-A—B.R.—271 Lightner Avenue, northwest corner Clove Lakes Expressway, Block 690, Lot 350, Castleton Corners, Borough of Richmond, N.B. 2003-61, re—building not facing legal street.

142-62-A—B.R.—279 Lightner Avenue, north side, 405.66 feet east of Melhorn Road, Block 690, Lot 354, Castleton Corners, Borough of Richmond, N.B. 1767-61, re—building not facing legal street.

143-62-A—B.R.—799 Pelton Avenue, east side, 166.67 feet north of Bard Avenue, Block 799, Lot 9, West Brighton, Borough of Richmond, N.B. 1048-61, re—building not facing legal street.

144-62-A—B.R.—301 Lightner Avenue, north side, 163.05 feet east of Melhorn Road, Block 690, Lot 366, Castleton Corners, Borough of Richmond, N.B. 1773-61, re—building not facing legal street.

145-62-A—B.R.—305 Lightner Avenue, north side, 122.80 feet east of Melhorn Road, Block 690, Lot 368, Castleton Corners, Borough of Richmond, N.B. 1774-61, re—building not facing legal street.

146-62-A—B.R.—309 Lightner Avenue, north side, 82.55 feet east of Melhorn Road, Block 690, Lot 370, Castleton Corners, Borough of Richmond, N.B. 1775-61, re—building not facing legal street.

147-62-A—B.R.—281 Lightner Avenue, north side, 364.13 feet east of Melhorn Road, Block 690, Lot 356, Castleton Corners, Borough of Richmond, N.B. 1767-61, re—building not facing legal street.

148-62-A—B.R.—285 Lightner Avenue, north side, 364.13 feet east of Melhorn Road, Block 690, Lot 358, Castleton Corners, Borough of Richmond, N.B. 1769-61, re—building not facing legal street.

149-62-A—B.R.—289 Lightner Avenue, north side, 383.80 feet east of Melhorn Road, Block 690, Lot 360, Castleton Corners, Borough of Richmond, N.B. 1770-61, re—building not facing legal street.

150-62-A—B.R.—293 Lightner Avenue, north side, 243.55 feet east of Melhorn Road, Block 690, Lot 362, Castleton Corners, Borough of Richmond, N.B. 1771-61, re—building not facing legal street.

151-62-A—B.R.—297 Lightner Avenue, north side, 203.30 feet east of Melhorn Road, Block 690, Lot 364, Castleton Corners, Borough of Richmond, N.B. 1772-61, re—building not facing legal street.

152-62-A—F.D.—141-143 Stockholm Street, north side, 100 feet west of Wilson Avenue, Block 3245, Lot 39, Borough of Brooklyn, F.D. Order No. 555-2, re—sprinkler system.

153-62-A—F.D.—461-467 West 126th Street, north side, 129 feet—10 inches east of Amsterdam Avenue, Block 1867, Lot (part of) 45, Borough of Manhattan, F.D. Order No. 4762-1, re—sprinkler system.

154-62-SM—Asher & Boretz Vinyl BD Stock and Lamolite, (vinyl wall covering to be used with vinyl paste), manufactured by Asher & Boretz, Inc., Material.

155-62-BZ—B.B.—1547-1549 Coney Island Avenue and 1102-1104 Avenue L, southeast corner, Block 6731, Lot 1, Borough of Brooklyn, Alt. 729-61, re—proposed extension of use and area of existing sale of gasoline and stores to include automotive service station lubritorium, minor auto repairs with hand tools only and parking of cars awaiting service; proposed business ground signs, C-2-3 use district.

156-62-SR—Rules Covering Coin-Operated Dry Cleaning Establishments, New York City Charter.

157-62-A—F.D.—877 Second Avenue, northwest corner East 47th Street, Block 1320, Lot 29, Borough of Manhattan, F.D. Violation Order Nos. 551631, 551633, 551634, and 551640, re—egress; reduce height of stock; remove obstructions from stairway enclosures; sprinkler system.

158-62-A—F.D.—289 Seventh Avenue, east side, 69 feet—5 inches north of West 26th Street, Block 802, Lot 4, Borough of Manhattan, F.D. Violation Order No. 546846, re—sprinkler system.

159-62-SA—Waterman Domestic Gas Ranges, various models, manufactured by Henry Waterman & Bro. Corp., Appliance.

160-62-A—B.Bx.—2760 Webster Avenue, east side, 748.58 feet south of Bedford Park Boulevard, Block 3273, Lot Part of 11, Borough of the Bronx, Alt. 886-61, re—egress.

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80-54-BZ—Vol. II—B.M.—148-152 East 39th Street, 100 feet east of Third Avenue, Block 894, Lot 52, Borough of Manhattan, Alt. 1669-53, re—extension of area of the dining room at penthouse, etc.—residence use district.

442-61-BZ—Vol. II—B.B.—2700-2710 Nostrand Avenue, west side, 280 feet south of Avenue M, Block 7665, Lot 61, Borough of Brooklyn, Alt. 491-61, re—extension and lot coverage in excess of 55%—business use D area district.

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209-30-BZ—Vol. II—B.Q.—220-05 Northern Boulevard and 43-33 220th Street, northeast corner, Block 6323, Lot 27, Bayside, Borough of Queens, Alt. 2442-61, re—gasoline service station, office, storage, accessory parking, ground signs—retail use district.

852-56-BZ—Vol. II—B.Q.—143-05 Liberty Avenue, northeast corner of Remington Street, Block 10020, Lot 138, Jamaica, Borough of Queens, N.B. 4151-56, reopened for consideration as to extension of time, re—gasoline service station, lubritorium, parking, etc.—retail use district.

673-55-BZ—B.B.—5802-5824 Church Avenue and 119-129 East 58th Street, southeast corner and 74-84 East 59th Street, Block 4706, Lot 36, Borough of Brooklyn, Amendment to N.B. 1675-55, reopened for consideration as to amendment of resolution, re—gasoline service station, automatic auto laundry, parking, etc.—business use district.

1115-61-BZ—Vol. III—B.B.—87 Lenox Road, north side, 90 feet 7½ inches west of Bedford Avenue, Block 5064, Lot 80, Borough of Brooklyn, Alt. 3776-61, re—parking lot—residence use district.

337-60-BZ—Vol. II—B.Bx.—6451-6461 Broadway, west side, 97 feet south of Mosholu Avenue, Block 3421, Lot 2098, Borough of The Bronx, N.B. 2558-61, re—reconstruction and extension of an existing non-storage garage, gasoline service station, etc.—local retail and residence use districts.

262-33-BZ—Vol. II—B.Q.—125-02 Merrick Boulevard, southwest corner of 125th Avenue, Block 12525, Lot 122, Springfield Gardens, Borough of Queens, Alt. 2832-61, re—alteration of existing gasoline service station, etc.—retail use district.

304-60-BZ—Vol. II—B.B.—2214-2244 Stillwell Avenue and 2-22 Bay 46th Street, southwest corner; 11-57 27th Avenue, Block 6885, Lot 29, Borough of Brooklyn, N.B. 546-60, re—supermarket, storage, parking for patrons and employees, etc.—residence use district.

374-16-BZ—Vol. IV—B.B.—1664-1670 Fulton Street, south side, 363 feet, east of Troy Avenue, Block 1700, Lot 26, Borough of Brooklyn, Alt. 2424-59, re—conversion of existing public garage, etc.—business use district.

7-57-BZ—Vol. I—B.B.—2317-2327 Ralph Avenue and 6402-6414 Avenue M, southeast corner and 1302-1320 East 65th Street, Block 8364, Lot 34, Borough of Brooklyn, N.B. 2010-56, reopened for consideration as to extension of term of variance, re—gasoline service station, lubritorium, auto inspection, parking and storage, etc.—business and residence use districts.

714-59-BZ—B.M.—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40, Borough of Manhattan, Alt. 906-59, reopened and restored to docket by order of the Court, re—surplus parking space for transient parking—local retail and residence use districts.

139-60-A—B.M.—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40, Borough of Manhattan, Alt. 906-59, reopened and restored to docket by order of the Court, re—conversion of multiple garage to transient garage.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

RULES

	Last Publication
Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier, Rules..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture, Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime)..	Aug. 3, 1937—Vol. 22, No. 31
Dry Cleaning Establishments, Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior).....	April 15, 1958.
Fire Drill Rules	Dec. 28, 1961—Vol. 46, No. 52
Fire Resistive, Flameproof Materials, etc., Rules for Testing of	Feb. 1, 1962—Vol. 47, No. 5
Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	June 30, 1960—Vol. 45, No. 26
Fireproof Wood, Testing of.....	Apr. 13, 1937—Vol. 22, No. 15
Gas Shut-Off Rules	Apr. 7, 1925—Vol. 10, No. 14
Hatchway Protection	June 5, 1928—Vol. 13, No. 23
Insulating Fibre Board Rules	Mar. 25, 1952—Vol. 37, No. 13A
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Feb. 11, 1947—Vol. 32, No. 6
Oil Burner Rules	June 25, 1959—Vol. 44, No. 25
Opening Protective Assemblies, Rules for Inspection of	May 27, 1954.
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules	Aug. 3, 1937—Vol. 22, No. 31
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply)	Nov. 13, 1956.
Procedure, Rules of	Oct. 8, 1959—Vol. 44, No. 40
Smoking in Factories, Rules for..	Feb. 22, 1962—Vol. 47, No. 8
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	Feb. 8, 1962—Vol. 47, No. 6
Sprinkler, Rules	June 29, 1937—Vol. 22, No. 26
Standpipe Fireline Rules	June 8, 1937—Vol. 22, No. 23
Structural Alterations, Reporting.	June 7, 1932—Vol. 17, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code)...	Sept. 3, 1946—Vol. 31, No. 36
Zoning Resolution, Rule to Supplement Section 19-A—	July 11, 1958.

Section I, List of Approved Gas Fired Heating Equipment, Gas Burner and Heater Accessories. Oil Fired Heating Equipment and Oil Burner and Heater Accessories, issued June 1, 1955, listing all approvals through May 24, 1955.

Section II, List of Approved Concrete and Clay Products, issued June 27, 1958, listing all approvals through July 2, 1957.

These pamphlets may be purchased at 80 Lafayette Street, Manhattan. Single Copies \$1.25; By Mail—\$1.50 (Cash only).

Further Sections will be published, containing other approved materials and appliances.

CALENDAR

FEBRUARY 27, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, February 27, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matters:

1421-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Carnegie Endowment for International Peace, owner; Chazen's Garage, Incorporated, lessee.

SUBJECT—Application September 11, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a restricted retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—335 East 46th Street, north side, 225 feet west of First Avenue, Block 1339, Lot 17, Borough of Manhattan.

Laid over from January 16, 1962, to January 30, 1962, for hearing at request of applicant; then to February 27, 1962, for hearing, at request of the applicant.

1462-61-BZ

APPLICANT—Henry Wolinsky for Wilfred L. Roger, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use G area district, the maintenance of a two car accessory garage to a one family dwelling that encroaches on the rear lot line.

PREMISES AFFECTED—20 Pelham Road, northeast corner of Pelham Road and Park Drive, Block 5651, Lot 10, Borough of The Bronx.

Laid over from January 30, 1962, to February 27, 1962, for hearing, at request of applicant, to submit new decision of the Borough Superintendent and to send twenty day notices to those in the area of notification.

65-26-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Trustee of Tufts College, owner.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail and local retail use district, the reconstruction and extension of the uses of an existing gasoline service station to include lubricatory, minor auto repairs, car washing, office and sales, utility room, parking and storage of motor vehicles in the open area with a ground sign.

PREMISES AFFECTED—1295-1313 Fifth Avenue, northeast corner of East 110th Street, Block 1616, Lot 1, Borough of Manhattan.

628-29-BZ—Vol. III

APPLICANT—John A. Dwyer for Harry J. Pieper, owner.

SUBJECT—Application reopened November 28, 1961 as Volume III—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a retail and residence use district the change in occupancy of an existing one story building from the storage of plumbing and heating supplies and plumbing shop to a knitting mill and storage for a temporary term of years.

PREMISES AFFECTED—71-36 to 71-38 73rd Street, west side, 90.08 feet north of Cooper Avenue, Block 3690, Lot 22, Glendale, Borough of Queens.

436-53-BZ—Vol. II

APPLICANT—Paul Friedman for Russell Berkins Booth and Sidney Esikoff, owners; Irving Tellman, lessee.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the extension in area of an existing gasoline service station and the extension of the accessory

building with uses of lubrication, auto washing (non-automatic) office, sale of accessories, minor repairs with hand tools only, safety inspection station, parking and storage of motor vehicles and the relocation of the ground sign for a stated term of 15 years.

PREMISES AFFECTED—141-50 Union Turnpike, south side, 44.96 feet west of Main Street. Block 6634, Lots 32 and 34, Flushing, Borough of Queens.

808-59-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for G. Bambino and J. Ferrari, owners.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, at an existing diner, the extension of the patron parking area and the installation of a ground sign.

PREMISES AFFECTED—4001-4009 Baychester Avenue and 1959 Strang Avenue northwest corner, Block 4981, Lots 80 and 94, Borough of The Bronx.

1441-61-BZ

APPLICANT—Philip P. Agusta for Dominic Curcio and Frost Collision Service Incorporated, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7b and 7c of the Zoning Resolution, to permit in a unrestricted and business use district, the erection of a one story extension to an existing motor vehicle repair shop with welding, body and fender repairs, spraying, office and the storage of more than five cars extending into the business portion of the premises.

PREMISES AFFECTED—336-348 Meeker Avenue, 370 Leonard Street, southeast corner, Block 2738, Lot 5, Borough of Brooklyn.

1480-61-BZ

APPLICANT—Randolph M. Smith for Frank S. Primeggia, owner.

SUBJECT—Application September 25, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a manufacturing and local retail use district, the erection of a one story extension to an existing 3 car garage and change the use to auto body shop, auto repairs, polishing and cleaning, sale of new and used cars and the storage of cars extending into the local retail use district.

PREMISES AFFECTED—121-66 Farmers Boulevard, west side, 430.39 feet north of 180th Street, mapped, Block 12458, Lot 27, Springfield Gardens, Borough of Queens.

1510-61-BZ

APPLICANT—Goldwater and Flynn for 117 Operating Corporation and 122 Operating Corporation; Bertram F. Bonner, and Corella A. Bonner, owners.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Section 19B (c) of the Zoning Resolution, to permit in a retail use B area district, the erection of a 34 story multiple dwelling without the required accessory garage.

PREMISES AFFECTED—117-127 East 59th Street, north side, 165 feet east of Park Avenue, 118-126 East 60th Street, Block 1394, Lots 7, 8, 9, 109, 10, 11, 62, 63, 64, 65, 165, Borough of Manhattan.

1533-61-BZ

APPLICANT—Mario A. Tucciarone for Joseph Fiore and Harry C. Bernard, owners.

SUBJECT—Application October 5, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a stated term of years, the erection of a one story building for use as a factory and warehouse with loading and unloading and accessory parking in the open area.

CALENDAR

PREMISES AFFECTED—98-23 Linden Boulevard, north side, 124-41 feet west of 101st Street, Block 11501, Lot 257 (tentative), Ozone Park, Borough of Queens.

1542-61-BZ

APPLICANT—Murray L. White for Jack Tankeloff, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use F area district, on a plot presently developed with a two story frame building occupied as cabaret and dwelling with parking in the open area, the erection of a one story building for use as an accessory restaurant with a business sign, the proposed structure encroaches on the required setbacks.

PREMISES AFFECTED—133-04 to 133-20 New York Boulevard, west side, 217-84 feet north of 134th Avenue, Block 12291, Lot 34, Jamaica, Borough of Queens.

1941-61-BZ

APPLICANT—Irving Berg for First United Presbyterian Church of Queens Village, owner.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a one story and cellar extension to an existing church that encroaches the required setback from a mapped street.

PREMISES AFFECTED—94-29 217th Street, 217-04 94th Road, southeast corner, Block 10610, Lot 1, Queens Village, Borough of Queens.

911-55-BZ

APPLICANT—Leonard F. Rothkrug for Bangor Realty Corp., owner.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expired July 10, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a business and residence use district the use of the unbuilt upon portion of a lot for a parking lot and also for accessory parking for employees.

PREMISES AFFECTED—1674-1678 Broadway, south side, 59 feet 4 inches west of Decatur Street and 747-755 Decatur Street, Block 1503, Lot 31, Borough of Brooklyn.

435-53-BZ

APPLICANT—Leonard F. Rothkrug for Concetta Tuozzo, owner.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expired July 10, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a retail use district, the storage and baling of scrap paper and rags.

PREMISES AFFECTED—6712 11th Avenue, west side, 60 feet south of 67th Street, Block 5765, Lot 44, Borough of Brooklyn.

428-56-BZ

APPLICANT—Leonard F. Rothkrug for V. and L. Cab Corporation, owner.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expired December 11, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7e and 7i of the Zoning Resolution, permitting in a business and residence use district, office, accessory motor vehicle repair shop, storage and parking of more than 5 motor vehicles all in conjunction with a taxi cab business.

PREMISES AFFECTED—2712 Tilden (displayed) Tilden Avenue, south side, 68 feet 7 inches east of Rogers Avenue, Block 5138, Lot 4, Borough of Brooklyn.

35-59-BZ—Vol. II

APPLICANT—Max Siegel Associates for 30 West 58th Street Corporation and 23 West 57th Street Corporation, owners.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expires October 18, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a restricted retail use district the extension of existing parking lot for more than five motor vehicles into vacant area.

PREMISES AFFECTED—30-34 West 58th Street, south side, 400 feet west of Fifth Avenue and 23-25 West 57th Street, Block 1273, Lots 19, 20, 54, 55 and 56, Borough of Manhattan.

950-50-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for John Sacchi, owner.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expires October 7, 1963—decision of the Borough Superintendent, previously granted on condition, under sections 7e and 7h of the Zoning Resolution, permitting in a residence and local retail use district, the use of premises for the sale and display of used motor vehicles.

PREMISES AFFECTED—1909 Bruckner Boulevard, northeast corner of White Plains Road, Block 3733, Lot 1, Borough of The Bronx.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

577-42-BZ—Vol. II

APPLICANT—George H. Colin for Cities Service Oil Company, owner.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7c of the Zoning Resolution, to permit in a residence and business use district, the reconstruction and extension in area of an existing gasoline service station with lubritorium, minor motor vehicle repairs, car wash and the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—6833 Shore Road and 1-9 Bay Ridge Avenue, north east corner, Block 5859, Lots 10 and 12, Borough of Brooklyn.

Hearing closed—Laid over from December 12, 1961 to December 14, 1961, for decision; then to January 16, 1962, for decision; applicant to submit revised drawings and obtain new decision from Borough Superintendent; then to February 27, 1962, for hearing at request of applicant; applicant wishes to discuss revised layout with possible objectors.

611-52-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Edward Baker, owner.

SUBJECT—Application reopened November 8, 1961 as Volume IV—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district for a temporary term of twenty years, the erection of a one story and cellar building for use as stores and storage with curb cuts for the parking of patrons and employees cars and loading and unloading in the open area.

PREMISES AFFECTED—35-01, 35-05 and 35-09 24th Street and 24-02 to 24-08 35th Avenue, southeast corner, Block 338, Lots 19 and 25, Long Island City, Borough of Queens.

Hearing closed—Laid over from January 23, 1962 to February 14, 1962, for hearing at the request of the applicant; then to February 27, 1962, for decision; applicant to submit revised plan and inform Board of date principal stockholder acquired title.

CALENDAR

1094-39-BZ—Vol. II

APPLICANT—National Dairy Products Corporation, owner.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use district, the change in occupancy of an existing two story building from a milk distributing plant, office and garage to a wholesale grocery establishment and offices with a garage for more than five motor vehicles extending into the residence portion of the premises.

PREMISES AFFECTED—52-15 Metropolitan Avenue, north side, 75 feet west of Nurge Avenue, and 52-02 Flushing Avenue, south side, 103 feet west of 53rd Street, Block 2632, Lot 12, Maspeth Avenue, Borough of Queens.

Hearing closed—Laid over from February 14, 1962, to February 27, 1962, for inspection and decision; applicant to file plan showing existing conditions.

190-54-BZ—Vol. II

APPLICANT—Henry Nordheim for 415 Sound View Avenue Incorporated, owner.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a one story extension to an existing laundry that exceeds the permitted area coverage and encroaches on the required setbacks, sideyard and rear yard.

PREMISES AFFECTED—415-421 Sound View Avenue, west side, 10.91 feet north of Underhill Avenue and 416 Leland Avenue, Block 3498, Lots 30, 31 and 32, Borough of The Bronx.

Hearing closed—Laid over from February 14, 1962, to February 27, 1962, for inspection and decision.

456-61-BZ—Vol. II

APPLICANT—Burke and Groh for Ludovico Moretti, owner; Jerry Bizelia, doing business as Linden Auto Wreckers, lessee.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7e and 7h of the Zoning Resolution, to permit in a residence use district, the erection of a one story building for the sale of new and used tires and accessories with patron parking in the open area.

PREMISES AFFECTED—157-06 Linden Boulevard, southwest corner of 158th Street, Block 12175, Lots 92, 94 and 96, Jamaica, Borough of Queens.

Hearing closed—Laid over from February 14, 1962, to February 27, 1962, for inspection and decision.

1464-61-BZ

APPLICANT—Lama, Proskauer and Prober for Commonwealth Equities Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7e, 7f, 7i and 7A of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, car washing, office and sales, storage room, and the parking and storage of motor vehicles in the open area with a ground sign and curb cuts within 75 feet of a residence use district for a temporary term of twenty years.

PREMISES AFFECTED—1741-1759 (1740 official) Westchester Avenue, north side, from Rosedale Avenue to Commonwealth Avenue, 1253-1259 Commonwealth Avenue, 1250-1260 Rosedale Avenue, Block 3784, Lots 1, 2, 3, 4, 6, 8 and 9, Borough of The Bronx.

Hearing closed—Laid over from February 14, 1962, to February 27, 1962, for inspection and decision; applicant to file revised plan and revise application.

1493-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G & M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of

the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60, subdivision 3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a multiple dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—413-421 West 23rd Street, north side, 125 feet west of Ninth Avenue, 420 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

Hearing closed—Laid over from February 14, 1962, to February 27, 1962, for inspection and decision.

1494-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd 1(b) of the Multiple Dwelling Law re—transient parking in accessory Garage.

PREMISES AFFECTED—413-421 West 23rd Street, north side, 125 feet west of Ninth Avenue, 420 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1495-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60, subdivision 3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—423-431 West 23rd Street north side, 125 feet west of Ninth Avenue, 430 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

Hearing closed—Laid over from February 14, 1962, to February 27, 1962, for inspection and decision.

1496-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd 1(b) of the Multiple Dwelling Law re—transient parking in a garage.

PREMISES AFFECTED—423-431 West 23rd Street north side, 125 feet west of Ninth Avenue, 430 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1497-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60, subdivision 3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—433-441 West 23rd Street, north side, 125 feet west of Ninth Avenue, 440 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

Hearing closed—Laid over from February 14, 1962, to February 27, 1962, for inspection and decision.

1498-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd 1(b) of the Multiple Dwelling Law re—transient parking in accessory Garage.

CALENDAR

PREMISES AFFECTED—433-441 West 23rd Street, north side, 125 feet west of Ninth Avenue, 440 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1499-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60, subdivision 3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—443-451 West 23rd Street, north side, 125 feet west of Ninth Avenue, 450 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

Hearing closed—Laid over from February 14, 1962, to February 27, 1962, for inspection and decision.

1500-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd 1(b) of the Multiple Dwelling Law re—transient parking in Accessory garage.

PREMISES AFFECTED—443-451 West 23rd Street, north side, 125 feet west of Ninth Avenue, 450 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1501-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60, subdivision 3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—453-461 West 23rd Street, north side, 125 feet west of Ninth Avenue, 460 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

Hearing closed—Laid over from February 14, 1962, to February 27, 1962, for inspection and decision.

1502-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 subd 1(b) of the Multiple Dwelling Law re—transient parking in accessory garage.

PREMISES AFFECTED—453-461 West 23rd Street, north side, 125 feet west of Ninth Avenue, 460 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

1576-61-BZ

APPLICANT—Crinnion and Crinnion for S. Conte and S. Calisi, owners.

SUBJECT—Application October 17, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, D-1 area district, the change in occupancy of an existing two story and cellar building from two families to three families.

PREMISES AFFECTED—2757 Seymour Avenue, west side, 123.67 feet south of Arnow Avenue, Block 4530, Lot 41, Borough of The Bronx.

Hearing closed—Laid over from February 14, 1962, to February 27, 1962, for inspection and decision; applicant to submit additional information.

1754-61-BZ

APPLICANT—Leonard F. Rothkrug for Samuel and Herbert Singer, owners.

SUBJECT—Application November 24, 1961—decision of the Borough Superintendent, under Section 9A of the Zoning Resolution, to permit in a Class ½ Height district, the erection of a six story Multiple Dwelling that exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—3395 Nostrand Avenue, east side, 200 feet north of Avenue U, Block 7335, Lot 68 (formerly 68, 74 and 84) Borough of Brooklyn.

Hearing closed—Laid over from February 14, 1962, to February 27, 1962, for inspection and decision.

549-61-BZ

APPLICANT—Lama, Proskauer and Prober for Alexander M. Abes, owner.

SUBJECT—Application April 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a one story building for use as stores, with loading and unloading, accessory parking of patrons cars on the open area with business signs and curb cuts for a term of twenty-five (25) years.

PREMISES AFFECTED—97-27 to 97-45 57th Avenue, and 55-33 to 55-51 97th Place, northeast corner, and 55-32 to 55-42 98th Street, Block 1906, Lots 1, 43 and 46, Forest Hills, Borough of Queens.

Hearing closed—Laid over from September 26, 1961, to October 3, 1961, for hearing, at request of objectors; then to October 17, 1961, for inspection and decision; then laid over from October 17, 1961 for decision; date to be set; then set for February 14, 1962; then to February 27, 1962, for inspection and decision; for additional inspection and decision.

MAX H. FOLEY, *Chairman.*

FEBRUARY 27, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, February 27, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:*

1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law—re height and bulk.

PREMISES AFFECTED—117 East 71st Street north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

1819-61-A

APPLICANT—Sidney Astor for Jacob Goodman, owner.

SUBJECT—Application December 5, 1961—Appeal from a decision of the Borough Superintendent re—enclosure for car hoist, egress, wall panels etc.

PREMISES AFFECTED—307 West 44th Street, north side, 100 feet west of 8th Avenue, Block 1035, Lot 28, Borough of Manhattan.

146-61-A

APPLICANT—Harry Soled for Station A Properties Incorporated, owner.

SUBJECT—Application February 9, 1961—Appeal from an order of the Fire Commissioner re—automatic Sprinkler System.

PREMISES AFFECTED—4 South Street, north side, 77 feet, 7 inches west of Moore Street, Block 4, Lot 4, Borough of Manhattan.

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147-61-A

APPLICANT—Harry Soled for Station A Properties Incorporated, owner.

SUBJECT—Application February 9, 1961—Appeal from an order of the Fire Commissioner re—automatic sprinkler system.

PREMISES AFFECTED—5 South Street, north side, 57 feet 6 inches, west of Moore Street, Block 4, Lot 3, Borough of Manhattan.

157-61-A

APPLICANT—Herman E. Horwood for Joseph Feldman, owner.

SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—58 Walker Street, north side, 153 feet 4 inches west of Broadway, Block 194, Lot 3, Borough of Manhattan.

229-61-A

APPLICANT—Edwin Storch for Follett Time Devices, Incorporated, owner.

SUBJECT—Application February 27, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler system.

PREMISES AFFECTED—62 Reade Street, north side, 174 feet 1 inch west of Broadway, Block 150, Lot 4, Borough of Manhattan.

289-61-A

APPLICANT—Daniel Laitin for Sophie and George Bogin, owners; H. Bogin and Son, lessee.

SUBJECT—Application March 10, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—40-06 to 40-08 Astoria Boulevard, south side, 51.37 feet east of Steinway Street, Block 686, Lot 12, Long Island City, Borough of Queens.

302-61-A

APPLICANT—C. H. J. Realty Corporation, owner; Interstate Casing Company of Ohio, lessee.

SUBJECT—Application February 20, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—38 Renwick Street, east side, 125 feet south of Spring Street, Block 594, Lot 71, Borough of Manhattan.

316-61-A

APPLICANT—Samuel Rosenblum for Mark Zaren, owner.

SUBJECT—Application March 17, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler system.

PREMISES AFFECTED—50 Dey Street, north side, 149 feet 1 inch east of Greenwich Street, Block 81, Lot 10, Borough of Manhattan.

1033-61-A

APPLICANT—Murray L. White for William Cantelmi, owner.

SUBJECT—Application July 5, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—storage shed, building not facing legal street and Appeal from Borough Superintendent re—Yard Hydrant system.

PREMISES AFFECTED—5810-5818 Avenue D, south side, 56 feet 2½ inches west of Ralph Avenue, and 639 feet 1¾ inches south of Ditmas Avenue, Block 7932, Lot 131, Borough of Brooklyn.

1019-21-A—Vol. II

APPLICANT—Lama Proskauer and Prober for Louis A. Titefsky, owner.

SUBJECT—Application reopened December 5, 1961 as Volume II—Appeal from an order and decision of the Fire Department, re—Sprinkler.

PREMISES AFFECTED—128 East 7th Street, south side, 100 feet west of Avenue A, Block 434, Lot 27, Borough of Manhattan.

553-59-A—Vol. II

APPLICANT—Raymonde Garramone for Speedry Chemical Products Incorporated, owner.

SUBJECT—Application reopened January 9, 1962 as Volume II—Appeal from a decision of the Borough Superintendent, re—proposed extension not fronting on legal mapped street.

PREMISES AFFECTED—84-20 72nd Drive, south side, 206.60 feet west of 88th Street, Block 3810, Lots 444 and 456, Glendale, Borough of Queens.

552-60-A

APPLICANT—Abraham Grossman for Brodwin Sales Company, owner.

SUBJECT—Application July 1, 1960—Appeal from a decision of the Borough Superintendent re—egress.

PREMISES AFFECTED—244-246 23rd West Street, south side, 300 feet east of 8th Avenue, Block 772, Lot 69, Borough of Manhattan.

54-61-A

APPLICANT—Casale and Nowell for Encore Enterprises, Incorporated, owner.

SUBJECT—Application January 24, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Sections 61 and 187 of the Multiple Dwelling Law re—manufacturing above second floor and a decision of the Borough Superintendent re—Class 3 construction—commercial use, 3rd floor, re—live load.

PREMISES AFFECTED—1132 Madison Avenue, west side, 22 feet north of East 84th Street, Block 1496, Lot 16, Borough of Manhattan.

242-61-A

APPLICANT—Tablon Realty Corporation, owner.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—47 East Broadway, south side, 315 feet west of Market Street, Block 280, Lot 37, Borough of Manhattan.

268-61-A

APPLICANT—Tablon Realty Corporation, owner.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—49 East Broadway, south side, 290 feet west of Market Street, Block 280, Lot 36, Borough of Manhattan.

1546-61-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg, doing business as Steinberg Brothers, owners.

SUBJECT—Application October 6, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—41 Dora Street, north side, 371.11 feet west of Woolley Avenue, Block 472, Lot 74, Westerleigh, Borough of Richmond.

MAX H. FOLEY, *Chairman*.

MARCH 2, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Friday morning March 2, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matter:

156-62-SR

Proposed Rules covering Coin-Operated Dry Cleaning Establishments.

MAX H. FOLEY, *Chairman*.

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MARCH 13, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning, March 13, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 16, N. Y., on the following matters:*

529-40-BZ—Vol. II

APPLICANT—Charles M. Spindler for Sun Oil Company and Elvira DeFalco, owners.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction and extension in area of an existing gasoline service station with accessory uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—1788-1804 Eastern Parkway and 2131-2139 Bergen Street northeast corner, Block 1449, Lots 43 and 47, Borough of Brooklyn.

857-47-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Miled Properties, Incorporated; Socony Mobil Oil Company, lessee.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the reconstruction and extension in area of an existing gasoline service station to provide lubrication, minor auto repairs, car washing, store, utility room, parking and storage of more than five motor vehicles on the open area with a business sign and ground sign.

PREMISES AFFECTED—2173 Grand Concourse, west side, 180.73 feet north of East 181st Street, Block 3162, Lots 40, 41 and 43, Borough of The Bronx.

1555-61-A

APPLICANT—Lama Proskauer and Prober for Miled Properties, Incorporated, owner; Mobil Oil Company, lessee.

SUBJECT—Application filed July 25, 1961—appeal from a decision of the Borough Superintendent, re—Gasoline Tanks.

PREMISES AFFECTED—2173 Grand Concourse, west side, 180.73 feet north of East 181st Street, Block 3162, Lots 40, 41 and 43, Borough of The Bronx.

1461-61-BZ

APPLICANT—Randolph M. Smith for Joseph LaCapro, owner, doing business as Beaver Auto Service.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business and residence use district within the business portion of the premises, the reconstruction and extension of the uses of an existing gasoline service station to include motor vehicle repairs, car washing, lubrication and the extension of the parking area into the residence portion of the premises with a ground sign.

PREMISES AFFECTED—145-31 (145-15 official) Rockaway Boulevard, northwest corner of Inwood Street, Block 12048, Lot 77, South Ozone Park, Borough of Queens.

1520-61-BZ

APPLICANT—Joseph A. Trapani for Matthew Cesareo, owner.

SUBJECT—Application September 27, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, DD and E-1 area district, the extension into the residence district, extension of the existing retail store use by the erection of a one story structure for use as an accessory garage and warehouse, the proposed building encroaches on the required rear yard.

PREMISES AFFECTED—35-01 Bell Boulevard, and 213-30 to 213-36 35th Avenue, southeast corner, 35th Avenue, Block 6173, Lot 1, Bayside, Borough of Queens.

1532-61-BZ

APPLICANT—Mario A. Tucciarone for A. J. Panzarella Realty Incorporated, owner.

SUBJECT—Application October 5, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a residence district, the maintenance of an accessory parking lot for use in conjunction with the adjoining retail stores.

PREMISES AFFECTED—156-01 to 156-17 92nd Street, 92-02 to 92-08 (92-04 official) 156th Avenue, southeast corner, Block 13957, Lot 75, Howard Beach, Borough of Queens.

1536-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7e, 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a six story hotel with public restaurant, catering, meeting room and ballroom, the proposed building exceeds the permitted height within two miles of a designated airport and the building and pool encroaches on the required setback from a mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

1537-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—Filed pursuant to Section 35 Art. 3, of the General City Law re—build in bed of mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

1570-61-BZ

APPLICANT—Victor G. Madonia for Joseph Vitulli, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use G-1 area district, the erection of a two family dwelling.

PREMISES AFFECTED—45-77 156th Street, east side, 100 feet north of 46th Avenue, Block 5435, Lot 6, Flushing, Borough of Queens.

1586-61-BZ

APPLICANT—Crinnion and Crinnion for Rose Golden and Mollie Dorfman, owners.

SUBJECT—Application October 10, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of a sales lot for motor vehicles of the pleasure type previously granted by the Board to a miniature golf course.

PREMISES AFFECTED—1965 Bruckner Expressway, north side, 164.52 feet west of Pugsley Avenue, Block 3787, Lots 43, 44, 45 and 46, Borough of The Bronx.

1593-61-BZ

APPLICANT—Paul Friedman for Armil Realty Corporation and Caroline D. Callahan, owners; Ricke Knitting Mills, lessee.

SUBJECT—Application October 20, 1961—decision of the Borough Superintendent, under Sections 7c, 7A and 21 of the Zoning Resolution, to permit in a retail and residence use, "D" area district, the erection of a one story and cellar extension to an existing one story factory with business exits and entrances within 75 feet of a residence use district and accessory parking extending into the residence portion of the plot, the proposed building exceeds the permitted area coverage.

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PREMISES AFFECTED—60-41 Flushing Avenue, north-east corner of 58th Drive, Block 2698, Lot 58 (58, 42 and part of 41 official) Tentative, Maspeth, Borough of Queens.

1612-61-BZ

APPLICANT—Murray L. White for Katherine Poll, owner.

SUBJECT—Application October 24, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 ara district, the maintenance of an existing extension to a dwelling that encroaches on the required side yard.

PREMISES AFFECTED—47-17 163rd Street, east side, 120 feet south of Laburnam Avenue, Block 5493, Lot 25, Flushing, Borough of Queens.

1858-61-BZ

APPLICANT—John J. Saunders for Board of Education, City of New York, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, B area district, the erection of a three story and cellar school that exceeds the permitted area coverage and does not provide a court for the adjoining rear yards.

PREMISES AFFECTED—208 West 121st Street, south side, 125 feet west of Seventh Avenue, Block 1926, Lot 17, Borough of Manhattan.

852-56-BZ—Vol. II

APPLICANT—Haus and Bresin for John and Grace Desiderio, owners.

SUBJECT—Application reopened February 14, 1962 for consideration as to extension of time to complete, expired October 25, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a retail use district, the erection and maintenance of a gasoline service station, lubritorium, accessory auto washing, (non-automatic), minor auto repairs with hand tools only and parking of cars awaiting service.

PREMISES AFFECTED—143-05 Liberty Avenue, north-east corner of Remington Street, Block 10020, Lot 138, Jamaica, Borough of Queens.

673-55-BZ—Vol. II

APPLICANT—Charles M. Spindler for Ninety-Second Car Wash Corp., owner.

SUBJECT—Application reopened February 14, 1962 for consideration as to extension of term of variance, expired May 1, 1961 and amendment of resolution—decision of the Borough Superintendent, previously granted on condition, under Sections 7c, 7i, 7A and 7h of the Zoning Resolution permitting in a business use district, automatic auto laundry, gasoline service, station, office, lubritorium, motor vehicle repair shop with hand tools only and parking of cars awaiting service.

PREMISES AFFECTED—5802-5824 Church Avenue and 119-129 East 58th Street, southeast corner and 74-84 East 59th Street, Block 4706, Lot 36, Borough of Brooklyn.

7-57-BZ—Vol. I

APPLICANT—Lama, Proskauer and Prober for Ethel Peres, owner.

SUBJECT—Application reopened February 14, 1962 for consideration as to extension of term of variance, expires July 23, 1972—decision of the Borough Superintendent, previously granted on condition, under Sections 7e, 7f, 7h and 7i of the Zoning Resolution, permitting in a business and residence use district, the maintenance of a gasoline service station, lubritorium, auto inspection, minor auto repairs, car wash, store room, office, store, parking and storage of motor vehicles.

PREMISES AFFECTED—2317-2327 Ralph Avenue and 6402-6414 Avenue M, southeast corner and 1302-1320 East 65th Street, Block 8364, Lot 34, Borough of Brooklyn.

The following cases were laid over from previous public hearings for reasons published in the **MINUTES** of such hearings.

651-61-BZ

APPLICANT—Lama, Proskauer and Prober for Maurice Greenberg and Sidney Schwartz, owners.

SUBJECT—Application April 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection of a one story building for use as a restaurant with open parking of patrons cars and car-hop service with business signs and entrances for a temporary term of twenty (20) years.

PREMISES AFFECTED—2130-2140 Rockaway Parkway, 9616-9624 Schenck Avenue, southwest corner, Block 8331, Lot 70, Borough of Brooklyn.

Hearing closed—Laid over from October 3, 1961 to October 31, 1961, for hearing at the request of objector; then to November 21, 1961, for hearing at request of applicant; then to December 5, 1961, for decision; at request of applicant; then to December 12, 1961, for hearing at the request of the applicant; then to March 13, 1962, for inspection and decision.

31-33-BZ—Vol. IV

APPLICANT—Lama Proskauer and Prober for A & A Brothers Service Station, Incorporated, owner.

SUBJECT—Application reopened October 3, 1961 as Volume IV—decision of the Borough Superintendent, under Sections 7f, 7A & 21 of the Zoning Resolution, to permit in a business and residence use district, at an existing gasoline service station, lubritorium, office, storage and auto laundry the extension of the uses to include minor auto repairs, office and sales of accessories, storage room and parking and storage of motor vehicles in the open area with curb cuts within 75 feet of a residence district and within 300 feet of a hospital.

PREMISES AFFECTED—610-622 Utica Avenue and 843-855 Winthrop Street, northwest corner, Block 4603, Lot 40, Borough of Brooklyn.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision.

111-36-BZ—Vol. II

APPLICANT—Louis B. Santangelo for 193 Realty Corporation, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district for a term of twenty years, the erection of a gasoline selling station, lubritorium, car washing, office, minor repairs with hand tools only and parking and storage of more than five motor vehicles.

PREMISES AFFECTED—1776 Park Avenue and 76 East 123rd Street, south west corner, Block 1748, Lot 21, Borough of Manhattan.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision.

1228-40-BZ—Vol. III

APPLICANT—Larry Meltzer for Avenue P and East 19th Street Incorporated, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use, E area district, at an existing two story building occupied as stores, sales and showrooms and manufacturing of ladies coats, the erection of a one story extension into the residence portion for an additional store, the proposed extension exceeds the

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permitted area coverage, encroaches on the required setbacks and has a business sign.

PREMISES AFFECTED—1610-1620 East 19th Street and 1816-1824 Avenue P, south west corner, Block 6781, Lot 7, Borough of Brooklyn.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision.

300-48-BZ-Vol. II

APPLICANT—Lama Proskauer and Prober for The Estate of Mario Pulese, owner.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district, the erection of an extension to an existing gasoline service station accessory building, the installation of two gas pumps and the extension of the uses to include lubricatorium, minor auto repairs, storage room, office and sales, car washing (non-automatic) and the parking of motor vehicles awaiting service for a temporary term of twenty years.

PREMISES AFFECTED—8501-8507 Flatlands Avenue and 765-775 East 85th Street, north east corner, Block 8006, Lots 7 and 9, Borough of Brooklyn.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision.

852-56-BZ—Vol. III

APPLICANT—Haus and Bresin for John and Grace Desiderio, owners.

SUBJECT—Application reopened October 17, 1961 as Volume III—decision of the Borough Superintendent, under Section 7i of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a one story building as a motor vehicle repair shop including wheel alignment, brake testing and brake repairs for a stated term of twenty years.

PREMISES AFFECTED—143-05 Liberty Avenue and 102-41 to 102-47 Remington Street, north east corner, Block 10020, Lot 138, Jamaica, Borough of Queens.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision.

321-61-BZ-Vol. II

APPLICANT—Crinnion and Crinnion for Berg Locmajian, owner.

SUBJECT—Application reopened October 17, 1961 as Volume II—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—3317-3319 Perry Avenue, west side, 450 feet north of Holt Place, Block 3343, Lot 136, Borough of The Bronx.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision.

1454-61-BZ

APPLICANT—Dominick Salvati and Son for Casa Bella, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business and residence use D area district, the erection of a two story and cellar extension to an existing one story and cellar building for use as a restaurant, the extension exceeds the permitted area coverage.

PREMISES AFFECTED—311-313 Avenue U, north side,

240 feet west of West Street, Block 7104, Lot 270, Borough of Brooklyn.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision.

1452-61-BZ

APPLICANT—Lama, Proskauer and Prober for Abraham Saperstein, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use D-1 area district, the erection of a two story building for use as stores, storage and offices on the second floor with loading and unloading and patron parking in the open area encroaching on the required setbacks for a temporary term of 25 years.

PREMISES AFFECTED—1446-1456 Remsen Avenue, 8913-8923 Avenue L, northwest corner, Block 8055, Lot 1, Borough of Brooklyn.

Hearing closed—Laid over from February 6, 1962 to February 14, 1962, for continued hearing at request of applicant; then to March 13, 1962, for inspection and decision; applicant to submit revised plans and amend application.

MAX H. FOLEY, *Chairman.*

MARCH 13, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, March 13, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

243-61-A

APPLICANT—Benjamin R. Levinson, for Harry and Frank Paul, owners.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—54 Lispenard Street, south side, 240 feet 1¾ inches west of Broadway, Block 194, Lot 29, Borough of Manhattan.

1458-61-A

APPLICANT—Albert Melniker for California Oil Company, owner; Isle Fuel Oil Service, lessee.

SUBJECT—Application September 18, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—535 Vanderbilt Avenue, 1047 Van Duzer Street, northeast corner, Block 650, Lot 30, Concord, Borough of Richmond.

1548-61-A

APPLICANT—Hector Ferreras for Robert H. Larsen, owner.

SUBJECT—Application October 9, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—40 Wheeling Avenue, south side, 100 feet east Queensdale Street, Block 6855, Lot 7, Great Kills, Borough of Richmond.

1562-61-A

APPLICANT—Aaron Halpern for Frances P. Headley, owner.

SUBJECT—Application October 5, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—45 Elizabeth Avenue, southwest corner of Richmond Terrace, Block 150, Lot 9, Stapleton, Borough of Richmond.

1724-61-A

APPLICANT—Henry George Greene for Lucy Mines, owner.

SUBJECT—Application November 15, 1961—Filed pursuant to

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ant to Section 35 Art. 3 of the General City Law re—building in bed of mapped street.

PREMISES AFFECTED—88-34 to 88-40 161st Street, west side, 243.3 feet north of 89th Avenue, Block 9764, Lots 77, 80, 81 and 126, Jamaica, Borough of Queens.

1761-61-A

APPLICANT—Hector Ferreras for Marion Koehler, owner.

SUBJECT—Application November 28, 1961—filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—815 Delafield Avenue, north side, 312.50 feet east of Greenleaf Avenue, Block 232, Lot 25, West Brighton, Borough of Richmond.

1795-61-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application December 5, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—25 Marble Street, north side, 148.36 feet west of Watchogue Road, Block 458, Lot 85, Westerleigh, Borough of Richmond.

1796-61-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application December 5, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—59 Marble Street, north side, 151.24 feet east of Seward Place, Block 458, Lot 102, Westerleigh, Borough of Richmond.

1797-61-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application December 5, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—65 Marble Street, north side, 111.38 feet (111.24 ft. U.S. Std.) east of Seward Place, Block 458, Lot 104, Westerleigh, Borough of Richmond.

1852-61-A

APPLICANT—Hector Ferreras for Royal Crest Development Corporation, owner.

SUBJECT—Application December 12, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—1 Leverett Court, southeast corner of Leverett Avenue, Block 4609, Lot 9, Great Kills, Borough of Richmond.

1853-61-A

APPLICANT—Hector Ferreras for Royal Crest Development Corporation, owner.

SUBJECT—Application December 12, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—5 Leverett Court, east side, 47.00 feet south of Leverett Avenue, Block 4609, Lot 7, Great Kills, Borough of Richmond.

1854-61-A

APPLICANT—Hector Ferreras for Royal Crest Development Corporation, owner.

SUBJECT—Application December 12, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—9 Leverett Court, east side, 87.00 feet south of Leverett Avenue, Block 4609, Lot 5, Great Kills, Borough of Richmond.

1855-61-A

APPLICANT—Hector Ferreras for Royal Crest Development Corporation, owner.

SUBJECT—Application December 12, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—13 Leverett Court, east side, 127.0 feet south of Leverett Avenue, Block 4609, Lot 3, Great Kills, Borough of Richmond.

39-62-A

APPLICANT—George J. Sole, for St. Joseph R.C. Church, owner.

SUBJECT—Application January 9, 1962—filed pursuant to Section 36 of the General City Law re—proposed building does not front on a legal street, parochial school.

PREMISES AFFECTED—139 St. Mary's Avenue and 467 Tompkins Avenue, northwest corner, Block 2846, Lot 1, Rosebank, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

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REGULAR MEETING

WEDNESDAY MORNING, FEBRUARY 14, 1962,
10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon, January 30, 1962, were approved as printed in the Bulletin of February 8, 1962, Vol. 47, No. 6.

1094-39-BZ—Vol. II

APPLICANT—National Dairy Products Corporation, owner.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use district the change in occupancy of an existing two story building from a milk distributing plant, office and garage to a wholesale grocery

establishment and offices with a garage for more than five motor vehicles extending into the residence portion of the premises.

PREMISES AFFECTED—52-15 Metropolitan Avenue, north side, 75 feet west of Nurge Avenue, and 52-02 Flushing Avenue, south side, 103 feet west of 53rd Street, Block 2632, Lot 12, Maspeth Avenue, Borough of Queens.

APPEARANCES—

For Applicant: Robert C. Zetsche, David W. Kelly and Glenn S. Dennis.

For Opposition: None.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; applicant to file plan showing existing conditions; hearing closed.

611-52-BZ—Vol. IV

APPLICANT—Lama, Proskauer and Prober for Edward Baker, owner.

SUBJECT—Application reopened November 8, 1961 as Volume IV—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district for a temporary term of twenty

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years, the erection of a one story and cellar building for use as stores and storage with curb cuts for the parking of patrons and employees cars and loading and unloading in the open area.

PREMISES AFFECTED—35-01, 35-05 and 35-09 24th Street and 24-02 to 24-08 35th Avenue, southeast corner, Block 338, Lots 19 and 25, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama, Sally Baker and R. S. Hardy.

For Opposition: Joseph A. Weinstein.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for decision; applicant to submit revised plan; hearing closed.

190-54-BZ—Vol. II

APPLICANT—Henry Nordheim for 415 Sound View Avenue Incorporated, owner.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a one story extension to an existing laundry that exceeds the permitted area coverage and encroaches on the required setbacks, sideyard and rear yard.

PREMISES AFFECTED—415-421 Sound View Avenue, west side, 10.91 feet north of Underhill Avenue and 416 Leland Avenue, Block 3498, Lots 30, 31 and 32, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry J. Nordheim, Norman Quain and Mark Quain.

For Opposition: Jerome B. Flynn, MD., Catherine Healy, Mary M. Flynn, Margaret M. Duncan, Michael W. Murphy, William R. Johnson and Edward C. Scherf.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; hearing closed.

310-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a two story and cellar building with storage in the cellar, stores on the first floor and offices on the second floor, business signs, curb cuts and the loading, unloading, parking of patrons and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-03 to 198-09 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: Mark Ciccone, Carmela Ferrigo, Evelyn Katzman, Joseph Katzman, Louise Pugliesi, S. W. Andrews, E. T. Bird, Bernard Schwartz, Joseph Annunziato, Anthony W. H. Horenburger, Thomas Frawley, Leo Gelman, John Belmonti, Francis Foley, Mabel Scholler and others.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for definite evidence as to whether a financial institution is willing to finance homes on the property.

311-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a one story and cellar building

with stores and supermarket on first floor and storage in cellar, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-19 to 198-27 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: Mark Ciccone, Carmela Ferrigo, Evelyn Katzman, Joseph Katzman, Louise Pugliese, S. W. Andrews, E. T. Bird, Bernard Schwartz, Joseph Annunziato, Anthony W. H. Horenburger, Thomas Frawley, Leo Gelman, John Belmonte, Francis Foley, Mabel Schaller and others.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for definite evidence as to whether a financial institution is willing to finance homes on the property.

456-61-BZ—Vol. II

APPLICANT—Burke and Groh for Ludovico Moretti, owner; Jerry Bezelia, doing business as Linden Auto Wreckers, lessee.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7e and 7h of the Zoning Resolution, to permit in a residence use district, the erection of a one story building for the sale of new and used tires and accessories with patron parking in the open area.

PREMISES AFFECTED—157-06 Linden Boulevard, southwest corner of 158th Street, Block 12175, Lots 92, 94 and 96, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: None.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; hearing closed.

549-61-BZ

APPLICANT—Lama, Proskauer and Prober for Alexander M. Abes, owner.

SUBJECT—Application April 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a one story building for use as stores, with loading and unloading, accessory parking of patrons cars on the open area and with business signs and curb cuts for a term of twenty-five (25) years.

PREMISES AFFECTED—97-27 to 97-45 57th Avenue, and 55-33 to 55-51 97th Place, northeast corner, and 55-32 to 55-42 98th Street, Block 1906, Lots 1, 43 and 46, Forest Hills, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: None.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for additional inspection and decision; hearing closed.

693-61-BZ

APPLICANT—Carl H. Salminen for Cosmo Pacetta, owner.

SUBJECT—Application May 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E area district, the erection of a one story building with less than the required setback for an E area district, and for use as a refreshment stand for the sale of soda, candy, cigarettes, frankfurters and sandwiches, sale of fishing bait and tackle, boat rental and installation of two gasoline tanks and two pumps for the refueling of boats.

PREMISES AFFECTED—120 Beach 9th Street, east side, (361.38 feet mapped) 366.53 feet south of Seagirt Avenue, Block 15612, Lot 55, Far Rockaway, Borough of Queens.

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APPEARANCES—

For Applicant: Carl H. Salminen and Cosmo Pacetta.
For Opposition: Samuel Bodian for Park Dept.

ACTION OF BOARD—Laid over to February 20, 1962, at 10 A.M. for decision; applicant to amend drawing; hearing closed.

1452-61-BZ

APPLICANT—Lama, Proskauer and Prober for Abraham Saperstein, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use D-1 area district, the erection of a two story building for use as stores, storage and offices on the second floor with loading and unloading and patron parking in the open area encroaching on the required setbacks for a temporary term of 25 years.

PREMISES AFFECTED—1446-1456 Remsen Avenue, 8913-8923 Avenue L, northwest corner, Block 8055, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama and Abraham Saperstein.
For Opposition: Ben Schatz, Councilman Sam Curtis, Rose Ober, Estelle Lerner, Eva T. Ryder and Murray Fox.

ACTION OF BOARD—Laid over to March 13, 1962, at 10 A.M. for inspection and decision; applicant to submit revised plans and amended application; hearing closed.

1464-61-BZ

APPLICANT—Lama, Proskauer and Prober for Commonwealth Equities, Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7e, 7f, 7i and 7A of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station, lubricatorium, minor auto repairs, car washing, office and sales, storage room, and the parking and storage of motor vehicles in the open area with a ground sign and curb cuts within 75 feet of a residence use district for a temporary term of twenty years.

PREMISES AFFECTED—1741-1759 (1749 official) Westchester Avenue, north side, from Rosedale Avenue to Commonwealth Avenue, 1253-1259 Commonwealth Avenue, 1250-1260 Rosedale Avenue, Block 3784, Lots 1, 2, 3, 4, 6, 8, 9, Borough of The Bronx.

APPEARANCES—

For Applicant: Alfred A. Lama, Morris H. Stone and Eugene Dillahunt.

For Opposition: Celia Kadet, Dorothy Janoff, Joseph Guzzi, Blanche Hecht and Mary Settino.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; applicant to file revised plan and revised application; hearing closed.

1493-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G & M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the use of the surplus parking spaces in a multiple dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—413-421 West 23rd Street, north side, 125 feet west of Ninth Avenue, 420 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; hearing closed.

1494-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd. 1(b) of the Multiple Dwelling Law re—transient parking in accessory Multiple Dwelling Garage.

PREMISES AFFECTED—413-421 West 23rd Street, north side, 125 feet west of Ninth Avenue, 420 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES

For Applicant: Max Siegel.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; hearing closed.

1495-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—423-431 West 23rd Street, north side, 125 feet west of Ninth Avenue, 430 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; hearing closed.

1496-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd. 1(b) of the Multiple Dwelling Law re—transient parking in a garage M.D.

PREMISES AFFECTED—423-431 West 23rd Street, north side, 125 feet west of Ninth Avenue, 430 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; hearing closed.

1497-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—433-441 West 23rd Street, north side, 125 feet west of Ninth Avenue, 440 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; hearing closed.

1498-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd. 1(b) of the Multiple Dwelling Law re—transient parking in accessory Multiple Dwelling Garage.

PREMISES AFFECTED—433-441 West 23rd Street, north

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side, 125 feet west of Ninth Avenue, 440 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; hearing closed.

1499-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—443-451 West 23rd Street, north side, 125 feet west of Ninth Avenue, 450 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; hearing closed.

1500-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd. 1(b) of the Multiple Dwelling Law re—transient parking in Accessory M.D. garage.

PREMISES AFFECTED—443-451 West 23rd Street, north side, 125 feet west of Ninth Avenue, 450 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; hearing closed.

1501-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—453-461 West 23rd Street, north side, 125 feet west of Ninth Avenue, 460 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; hearing closed.

1502-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 sub. 1b of the Multiple Dwelling Law re—transient parking in accessory M.D. garage.

PREMISES AFFECTED—453-461 West 23rd Street, north side, 125 feet west of Ninth Avenue, 460 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; hearing closed.

1576-61-BZ

APPLICANT—Crinnion and Crinnion for S. Conte and S. Calisi, owners.

SUBJECT—Application October 17, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, D-1 area district, the change in occupancy of an existing two story and cellar building from two families to three families.

PREMISES AFFECTED—2757 Seymour Avenue, west side, 123.67 feet south of Arnow Avenue, Block 4530, Lot 41, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

For Opposition: None.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; applicant to submit additional information; hearing closed.

1754-61-BZ

APPLICANT—Leonard F. Rothkrug for Samuel and Herbert Singer, owners.

SUBJECT—Application November 24, 1961—decision of the Borough Superintendent, under Section 9A of the Zoning Resolution, to permit in a Class ½ Height district, the erection of a six story Multiple Dwelling that exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—3395 Nostrand Avenue, east side, 200 feet north of Avenue U, Block 7335, Lot 68 (formerly 68, 74 and 84) Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: Leo C. Schempp.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for inspection and decision; hearing closed.

804-41-BZ—Vol. II

APPLICANT—Gabriel Nathan for Sarah and Mabel Cohen, owners.

SUBJECT—Application reopened January 16, 1962 for consideration as to extension of term of variance, expired December 1, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—143-155 Beach 71st Street, west side, 475 feet south of Rockaway Beach Boulevard, Block 607 (old); 16094 (new), Lot 83, Rockaway Beach, Borough of Queens.

APPEARANCES—

For Applicant: Mrs. Gabriel Nathan.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5
0

THE RESOLUTION—

WHEREAS, on March 25, 1958, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the term of the variance extended for a term of two years on December 1, 1959; and

WHEREAS, the applicant states that there have been no changes in the vicinity of the property, no changes to the property itself and no new construction and no change in the use, height and area districts since the last extension of the variance; that the amended zoning designation is R-6; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation December 1, 1961; and

WHEREAS, this application was reopened on January 16, 1962 and set for hearing on February 14, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

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WHEREAS, a public hearing was held on this application on February 14, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 15, 1961 acting on Alt. Applic. No. 437-57, reads:

"1. The extension of parking lot and storage of motor vehicles (pleasure type) is contrary to B. of St. & Appeals—Cal. BZ-804-41—Vol. II—Bul. 49—Vol. 44 dated Dec. 1, 1959 must be referred to Bd. of St. and Appeals for further consideration."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on March 25, 1958 as amended through December 1, 1959 only as to the term of the variance, so that as amended it shall read:

"granted for a term of five years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

and also on condition that the fences around the lot be put in proper condition; that the lot be paved with clean cinders or gravel, treated with a binder and rolled to the proper grade for drainage; that bumpers be provided around the perimeter of the lot where cars are to be parked.

597-44-BZ—Vol. II

APPLICANT—Haus and Bresin for Tidewater Oil Company, owner.

SUBJECT—Application reopened January 16, 1962 for consideration as to extension of term of variance, expired November 7, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c and 7h of the Zoning Resolution, permitting in the residence use portion of a lot located in a residence and unrestricted use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—2987-2997 Atlantic Avenue and 205-221 Elton Street, northeast corner, Block 3955, Lot 48, Borough of Brooklyn.

APPEARANCES—

For Applicant: T. Hartnett.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, on November 20, 1951 this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the term of the variance extended for an additional five years on November 7, 1956; and

WHEREAS, the applicant states that there have been no changes in the use, height or area designations affecting this plot since the date of the last action by the Board; that the portion of the site within 100 feet of Atlantic Avenue is in a C8-2 district and the balance is R-5; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation November 7, 1961; and

WHEREAS, this application was reopened on January 16, 1962 and set for hearing on February 14, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on February 14, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 15, 1961 acting on Alt. Applic. No. 1603-51, reads:

"1. Proposed parking and storage of motor vehicles on part of lot located within a residential district is

contrary to Art. 2 Sect. 3 of the Zoning Resolution. The term of the variance expires 11-7-61, the proposed extension of time is contrary to this variance."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on November 20, 1951 as amended through November 7, 1956 only as to the term of the variance, so that as amended it shall read:

"granted for a term of five years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

and on condition that fences around the lot be put in proper condition; that the sidewalk shall be repaired where necessary to put in condition satisfactory to the Borough President, and that bumpers shall be provided around the perimeter of the lot where cars are to be parked; that paving shall be repaired and put in condition wherever necessary by use of clean cinders or gravel treated with a binder and rolled to the proper grade.

665-51-BZ

APPLICANT—Murlee Estates Inc., owner.

SUBJECT—Application reopened January 16, 1962 for consideration as to extension of term of variance, expires June 10, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district a retail store on 1st floor.

PREMISES AFFECTED—88 East End Avenue, west side, 101 feet north of East 83rd Street, Block 1580, Lot 27, Borough of Manhattan.

APPEARANCES—

For Applicant: Stanley Hendericks and Paul Murray.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, on June 10, 1952, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that a search of the records and files of the Planning and Zoning Commission reveals no changed conditions on the site and surrounding area; that neither has there been any change in the use, area of height designations; residential use, B area and class 1½ height district; that the amended zoning designation is R-10; and

WHEREAS, the applicant requested reopening of this application and extension of variance which will expire by time limitation June 10, 1962; and

WHEREAS, this application was reopened on January 16, 1962, and set for hearing on February 14, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 9, 1961, acting on Alt. Applic. 1233-51, reads:

"The proposed extension of variance for the change in occupancy from apartments on first floor to a retail store in a Residence District will shortly expire and be contrary to Art. II Sect. 3 of the Zoning Resolution and the Temporary Certificate of Occupancy #41636/53 approved under Cal. 665/51-BZ for a term of ten years commencing on June 10, 1952.

"Present variance expires on June 10, 1962 and is referred to the Board for whatever action they deem appropriate for the requested extension in time."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on June 10, 1952 only

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as to the term of the variance, so that as *amended* it shall read:

"granted for a term of ten years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

967-57-BZ

APPLICANT—Samuel Carr for Nathaniel Ratner, owner.

SUBJECT—Application December 24, 1957—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a business and residence use, "D" area district, the erection of a one story masonry building to be used for manufacturing and storage as permitted in the business district and occupying more than the permitted area.

PREMISES AFFECTED—108-24 Astoria Boulevard, southwest corner of 110th Street, Block 1703, Lot 94, East Elmhurst, Borough of Queens.

APPEARANCES—

For Applicant: H. J. Geiser.

ACTION OF BOARD—Time extended to complete the work.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein . . . 4

Negative: Commissioner Fox . . . 1

THE RESOLUTION—

WHEREAS, on November 12, 1958, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened to extend the time to obtain permits and complete the work on November 24, 1959; and

WHEREAS, the applicant requests an extension of time to complete the work as approved and guaranteed by the Board under Cal. No. 967-57-BZ printed in Bulletin 46, Volume 43; that there has been no change in conditions on the site or surrounding areas, nor in use, area and height designations; that permits have not been obtained, but plans have been filed; and

WHEREAS, the applicant requested reopening of this application and extension of time, to obtain permits and complete the work, which had expired by time limitation November 24, 1960; and

WHEREAS, this application was reopened on January 9, 1962 and set for hearing on February 6, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on February 6, 1962 after due notice by publication in the Bulletin; laid over to February 14, 1962; applicant to be notified; and

WHEREAS, the decision of the Borough Superintendent, dated November 14, 1961 acting on N.B. Applic. No. 3845-57, reads:

"1. The proposed use of this building, located within a bus. use dist. and extending into Res. use dist. is contrary to Art. II Sec. 3 of the Zone Resolutions.

2. The area of the proposed bldg. occupying 100% of the area of the lot in a D area dist. is contrary to Art. IV Sec. 14 of the Zone Res.

Note: Cal. #967-57-BZ, Bul. 48, Vol. 44 expired on 11/24/60."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on November 12, 1958 as amended through November 24, 1959 only as to the time to obtain permits and complete the work, so that as *amended* his portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained."

1465-61-BZ

APPLICANT—Andrew Di Camillo for M.J.M. Distributors, Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use D area district, the erection of a one story and cellar store that exceeds the permitted area coverage.

PREMISES AFFECTED—118-122 Avenue U, south side, 60 feet east of West 9th Street, Block 7118, Lot 4, Borough of Brooklyn.

APPEARANCES—

For Applicant: Frank Sellitto.

For Opposition: None.

ACTION OF BOARD—Application withdrawn at request of applicant; no hearing held.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein . . . 5

Negative: . . . 0

Adjourned 12.45 P.M.

James P. Mulroy, *Secretary*.

REGULAR MEETING

WEDNESDAY AFTERNOON, FEBRUARY 14, 1962,
2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein.

183-34-SA

APPLICANT—Kohler Company, Inc., owner.

APPEARANCES—

For Applicant: K. Hasselbrink.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein . . . 4

Negative: . . . 0

Absent: Commissioner Becker . . . 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

183-34-SA—Amendment to resolution as to additional closet bowl.

Kohler Company, Inc., Kohler, Wisconsin, requested that the resolution adopted January 29, 1935 under Calendar Number 183-34-SA be reopened and amended so as to include an additional closet bowl.

USE: Closet bowl.

DESCRIPTION: The bowl is a one-piece vitreous china, quiet action bowl, of the low silhouette type, with elongated vortex action, having a non-overflow bowl with 11 $\frac{1}{8}$ " x 13 $\frac{1}{4}$ " water area, 3" deep seal and 2" trapway.

The water in the tank is isolated from the fresh water line by means of an exterior supply connection which connects with the float valve above the overflow level of the water in the tank.

The float valve has a vacuum breaker. In addition to the integral overflow which drains into the bowl, the tank has three holes located above the normal water level to permit overflow of the tank.

INSPECTION AND TEST: Details of construction were examined by Ass't. Engr. J. A. Darts and the construction of the water supply was especially noted.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted January 29, 1935 under Calendar Number 183-34-SA be reopened and amended so as to include the Kohler Model K-5580 Integra One-Piece Closet Bowl, on condition that the requirements of the

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resolution adopted January 29, 1935 under Calendar Number 183-34-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

442-56-SM

APPLICANT—Johns-Manville Sales Corporation, owner.
APPEARANCES—

For Applicant: A. E. Schultis.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein..... 4
Negative 0
Absent: Commissioner Becker..... 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

442-56-SM—Amendment to resolution as to change of corporate name.

Johns-Manville Sales Corp., New York, requested, by filing an affidavit, that the resolution adopted February 19, 1957, under Calendar Number 442-56-SM be reopened and amended so as to show a change in ownership.

USE: The material is an incombustible roof insulation board.

DESCRIPTION: There has been no change in the material or in the process of manufacture of the board.

RECOMMENDATION: On the basis of the affidavit filed by Johns-Manville Sales Corp., showing that the F. E. Schundler & Co., Inc., has become an integral part of the Johns-Manville Corp., the Committee on Test recommends that the resolution adopted February 19, 1957 under Calendar Number 442-56-SM be reopened and amended so as to show a new owner-manufacturer, namely Johns-Manville Sales Corp., on condition that the requirements of the resolution adopted February 19, 1957, under Calendar Number 442-56-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

574-57-SA

APPLICANT—Temco, Inc., owner.
APPEARANCES—

For Applicant: George R. Darche.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox and
Commissioner Klein 3
Negative: Vice Chairman Kleinert 1
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

574-57-SA—Temco Inc., Nashville, Tenn., requested by letter that the resolution adopted March 31, 1959, and amended June 27, 1961, under Calendar Number 574-57-SA be reopened and amended so as to include additional model Ken-

more E-Z Vent Wall Heaters Models 138.528570T and 138.528570G.

USE: Gas fired heaters for wall mounting.

DESCRIPTION: The Models 138.528570T and 138.528570G Kenmore Heaters are similar to those previously approved except that the capacity has been increased to 65,000 BTU per hour input by the use of a larger sealed combustion chamber using two cast iron slotted port burners. The largest capacity of the previously approved heaters was 30,000 BTU per hour. In addition, the new heater employs a fan for forced circulation of heated air; the previously approved heaters were gravity type.

The 138.528570T Model has a Minneapolis-Honeywell gas valve, the 138.528570G Model has a General Controls valve.

These two models have been tested and approved by American Gas Association with a maximum vent length of 12 inches and a minimum vent length of 5 inches.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted March 31, 1959, and amended June 27, 1961, under Calendar Number 574-57-SA be reopened and amended so as to include the Kenmore E-Z Vent Wall Heater Models 138.528570T and 138.528570G on condition that the requirements of the resolution adopted March 31, 1959, and amended June 27, 1961 under Calendar Number 574-57-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

818-57-SM

APPLICANT—National Portland Cement Company, owner.
APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein..... 4
Negative 0
Absent: Commissioner Becker..... 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

818-57-SM—National Portland Cement Company, Bethlehem, Pa., filed for approval of the material known as Pioneer High Early Portland Cement Type III and Type III-AE under the provisions of the Rules for Approval and Use of Air Entraining Portland Cement and C26-312.0.C.2 Administrative Building Code. The application was subject for dismissal October 31, 1961, but was taken off the dismissal list at the request of the applicant.

USE: Portland cement to be used in concrete and concrete products.

DESCRIPTION: The material is a standard high early and air entrained high early cement, manufactured at the applicant's plant. Manufacture and controls are similar to that as described in the approval granted to the same organization under Calendar Number 271-55-SM for the approval of their air entraining portland cement Types I and IIA.

INSPECTION ON TEST: Samples of both types of cement from the plant at Brodhead, Pa., were tested by the E. L. Conwell & Co., and both cements complied with the respective A.S.T.M. Specifications. The complete reports are on file with and are part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Pioneer High Early Portland Cement Type III and Type III-AE for use in New York City as meeting the requirements of C26-312.0

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as superceded by General Resolution adopted under Calendar Number 64-55-SR for use in New York City under C26-191.0 Administrative Building Code and the premissive uses under Calendar Number 64-55-SR on condition that the type of cement shall be legibly marked on each bag in addition to the wording "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 818-57-SM" and further when the cement is marketed in bulk, the bill of lading shall be similarly marked.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Eng.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

196-59-SA

APPLICANT—Manufacturers' Sales Associates for Armstrong Products Corp., owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

196-59-SA—Amendment to resolution as to additional models of gas fired space heaters.

Manufacturer's Sales Associates for Armstrong Products Corp., requested that the resolution adopted October 14, 1959 and amended October 18, 1960 under Calendar Number 196-59-SA be reopened and amended so as to include additional models of gas fired space heaters.

USE: Gas fired space heaters, not to be installed in garages or places of explosive atmosphere.

DESCRIPTION: The requested models are basically the same as the presently approved heaters differing only as to cabinet styling. The requested Models 120 20M, 130 30M and 140 40M are all unvented heaters and the Models 240A 40M, 650 50M and 670 70M are vented heaters. All the requested heaters have been approved by the American Gas Association.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted October 14, 1959, and amended October 18, 1960, under Calendar Number 196-59-SA be reopened and amended so as to include the Models 120 20M, 130 30M and 140 40M Unvented Heaters and Models 240A 40M, 650 50M and 670 70M Vented Heaters on condition that the requirements of the resolution adopted October 14, 1959, and amended October 18, 1960 under Calendar Number 196-59-SA are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

282-61-SA

APPLICANT—Warren-Connolly Company, Incorporated for York Corp., Subsidiary of Borg-Warner Corporation, owner; T. R. Rogers, agent.

APPEARANCES—

For Applicant: Thomas R. Rogers.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

282-61-SA—Warren-Connolly Co., Inc., for York Corp., Subsidiary of Borg-Warner Corp., York, Pa., filed for approval of the appliance known as York Room Air Conditioner Models 61JB-19, 61JBS-19, 61JN-19, 61JNS-19, 61JT-19, 61JTS-19, 61JB-2, 61JBS-2, 61JAL-2, 61JBL-2, 61JN-2, 61JY-19 and JGAL-2 under the provisions of Article 18, Chapter 19, Administrative Code.

USE: Room air conditioners.

DESCRIPTION: These are room air conditioners for window or through the wall installation. They are made up of a sealed refrigerating system charged with Freon-22 refrigerant which is installed within a steel weatherproof casing specially designed for this use. Each conditioner has a two speed evaporator fan motor and controls to permit the entry of outside filtered air to the evaporator coil section. Except for the "S" models, a control is also provided to permit inside air to be exhausted to the outside through a vent.

These conditioners are thermostatically controlled to maintain a room temperature setting.

The characteristics of the various models are as follows:

Model	Volts	Amperes	Horsepower Refrigerant	
			Nominal	Charge
61JB-19	208	8.6	1	2 lbs.
61JBS-19	Same as above but without air vent or directional louvres.			
61JN-19	208	9.5	1	3 lbs.
61JNS-19	Same as above but without air vent or directional louvres.			
61JT-19	208	11.5	1½	3 lbs.
61JTS-19	Same as above but without air vent or directional louvres.			
61JB-2	115	12.0	1	2 lbs.
61JBS-2	Same as above but without air vent or directional louvres.			
61JAL-2	115	7.5	1	2 lbs.
61JBL-2	115	7.5	1	2 lbs.
61JN-2	115	12	1	3 lbs.
61JY-19	208	15	2	3 lbs.
JGAL-2	115	7.5	1	2 lbs.

INSPECTION AND TEST: All data was examined by Assistant Engineer G. F. Sklenarik.

These room conditioners were tested and approved by Underwriters Laboratories, File SA 2254.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as York Room Air Conditioner, Models 61JB-19, 61JBS-19, 61JN-19, 61JNS-19, 61JT-19, 61JTS-19, 61JB-2, 61JBS-2, 61JAL-2, 61JBL-2, 61JN-2, 61JY-19, and JGAL-2 for use in New York City under the provisions of Article 18, Chapter 19, Administrative Code and the Electrical Code of the City of New York Provided that each conditioner shall bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 282-61-SA".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does

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hereby *approve* this appliance in accordance with the above report.

324-61-SM

APPLICANT—Barrett Division Allied Chemical Corporation, owners; H. J. Kandiner, agent.

APPEARANCES—

For Applicant: J. W. Donegan.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 324-61-SM—H. J. Kandiner for Barrett Division Allied Chemical Corp., filed for approval of the material known as Barrett Urethane Roof Insulation under the provisions of C26-191.0, C26-619.0 Administrative Building Code and the Fiber Board Rules of the Board.

USE: Roof insulation for use over a structural roof in Class I and II Building.

DESCRIPTION: The material is a rigid insulation board, of cellular organic foam having a density of 1.8 to 2.0 pounds per cubic foot. It is manufactured in slabs 3'-0" x 4'-0" and in various thickness ranging from 1 inch upwards.

The product is manufactured by mixing the foam forming reagents in a molding box and permitting a block of rigid foam to form. In some instances a roofing cap sheet approved by the Board under Calendar Number 827-38-SM is laminated to one or both sides of the board.

In use the board is adhered to the deck and is covered with an approved built up roofing.

INSPECTION AND TEST: The applicant has submitted reports of tests conducted by New York Testing Laboratories Inc. and Foster D. Snell, Inc., covering toxicity, flexural strength, stability, compressive strength, absorption and volume lost on heating. The complete reports are on file with and are part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Barrett Urethane Roof Insulation for use in New York City as a combustible roof insulation under the provisions of C26-191.0 Administrative Building Code and where permitted under C26-619.0 Administrative Building Code and the Fiber Board Rules of the Board on condition that each carton be labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 324-61-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

326-61-SM

APPLICANT—Masonite Corporation, owner.

APPEARANCES—

For Applicant: Lyman Drake.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 326-61-SM—Masonite Corp., Chicago, Illinois, filed for approval of the material known as Masonite X Siding under the provisions of C26-191.0 Administrative Building Code.

USE: Exterior siding.

DESCRIPTION: The basic material is the same as that approved by the Board under Calendar Number 170-57-SM. The wood chips are exploded by high pressure steam which separates the chips into fibers. The cleaned fibers are felted into a blanket by means of heated platens. Under the action of heat and pressure the fibers are bonded by the retained lignin which is the original bonding agent in the natural wood.

After leaving the presses, the panels are placed in a humidity chamber which raises the humidity to a maximum of 8% and then cut to 12" lengths and in lengths up to 16' x 7/16" thick. The siding is factory primed on the face and long edges and its back is sealed.

The material has the following characteristics:

Weight—lbs. per sq. ft.....	1.83
Absorption	7%
Density—lbs. per cu. ft.....	55

INSPECTION AND TEST: The applicant has submitted a report of test as conducted by the Forest Products Laboratory in accordance with ASTM D1037-60T which showed that the requested siding—X Siding performed more satisfactorily than the standard Presdwood Siding. The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Masonite X Siding for voluntary use as siding material over sheathing on Class 4 buildings in New York City under the provisions of C26-191.0 Administrative Building Code on condition that each carton or bill of lading shall be marked "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 326-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

495-61-SM

APPLICANT—Leatherguild, Incorporated, owner.

APPEARANCES—

For Applicant: Irving Margolies.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 495-61-SM—Leatherguild, Inc., owner, New York, N. Y., filed for approval of the material known as Kerazon (Vinyl wallcovering) for use in New York City under the provisions of Article 11, C26-667.7.b., Administrative Building Code.

USE: As a wall covering to be used similar to wallpaper for commercial and residential application.

DESCRIPTION: The material known as Kerazon is a 54 inch wide, vinyl chloride sheeting pigmented throughout, plasticized, stabilized, and top coated with a clear stabilized vinyl film fused to a cotton fabric, applied to interior walls and classified as vinyl wallcovering.

INSPECTION AND TEST: All data was examined by

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Assistant Architect T. W. Farricker. The material is less than 1/20 inch in thickness.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Kerazon (Vinyl wallcovering) for voluntary use in New York City under the provisions of Article 11, C26-667.7.b., Administrative Building Code on condition that all cartons or packages in which the material is to be marketed shall be tagged, stamped or labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 495-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

of Standards and Appeals for use in New York City under Calendar Number 701-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

829-60-SA

APPLICANT—Jet-Heet, Incorporated, owner.
SUBJECT—Application November 14, 1960—Jet-Heet Winter Air-Conditioning System, oil fired Models JH-100VO, JH-75VO, approval of.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over without date for inspection of installations to be submitted by the applicant.

325-61-SM

APPLICANT—Masonite Corporation, owner.
SUBJECT—Application March 20, 1961—Masonite Royal-cote 100 Series and 400 Series, approval of.

APPEARANCES—

For Applicant: Lyman Drake.

ACTION OF BOARD—Laid over to February 20, 1962, at 2 P.M. for decision after applicant has submitted detailed information.

814-57-A—Vol. II

APPLICANT—Monaghan and Mattingly Esquires, for Wheeler Yacht Company, Incorporated, owner.

SUBJECT—Application reopened June 13, 1961 as Volume II—appeal from an order and a decision of the Fire Commissioner, re—Sprinkler System.

PREMISES AFFECTED—500-520 Compton Avenue north side from Pugley's Creek to Patterson Avenue, Block 3502, Lots 1, 2, 3, 4, 5, 6 and 7, Borough of The Bronx.

APPEARANCES—

For Applicant: George A. Monaghan and Peter Loftus.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated June 6, 1961 on Order No. 452-9, reads.

"1. Provide an approved sprinkler system in accordance with the Resolution adopted by the Board of Standards and Appeals under Cal. #814/57-A."

and

WHEREAS, the applicant states that the site is 502 feet by 106 feet in area, 3 buildings, 1 story each, of class 4 construction, located in unrestricted and manufacturing use, A area and class 3/4 height district, built approximately 1900, now used and occupied since 1900: Building No. 1—undercover boat building; Building No. 2—joiner shop and paint shop; Building No. 3—lumber mill; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that as a boat building yard employing 100 men, without a certificate of occupancy; that the automatic sprinkler system now required, has been estimated by the H. G. Vogel Company, a prominent designer and installer of such systems, to cost in excess of \$45,000.00; that the basis of this request are two-fold; that first, the owner has been informed that the above premises are part of an area shortly to be condemned by the City of New York for park purposes; that accordingly the con-

701-61-SM

APPLICANT—Ingersoll-Humphryes Division Borg-Warner Corporation, owner.

APPEARANCES—

For Applicant: Maxwell Cohen.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

701-61-SM—Ingersoll-Humphryes Division Borg-Warner Corporation, Mansfield, Ohio, owner, filed for approval of the material known as Borgranite Shower Receptor under the provisions of Article 15, C26-1240.0, Administrative Building Code.

USE: As a shower receptor for shower stall installation.

DESCRIPTION: The Borgranite Shower Receptor is not Gel-Coated but is a one piece homogeneous bond, ribbed, rigid and self supporting material. The construction is of Nylon Fibers and Fiber glass bonded together with Polyester Resin, coloring; all moulded at a pressure of 100,000 b. per sq. ft., and under a temperature of 300°F. The receptor surface has a sun burst design and weighs 45 lbs. after moulding.

The receptor comes in seven colors: Beige, Pink, Light Blue, Light Green, Pink Marble, Beige Marble, Black Granite. A code approved brass strainer is supplied with each receptor.

INSPECTION AND TEST: A sample receptor was examined by Assistant Architect T. W. Farricker at the Board. The applicant has also submitted test results from the California Testing Laboratories on Salt Spray Test; the Raymond G. Osborne Laboratories of California, tests on Staining and on Tensile Properties, impact resistance, hardness, cracking or crazing. Water absorption, stain resistance, washability, humidity resistance, effectiveness of support and rain fitting connection. Also approved by the Western Plumbing Officials Association as meeting the requirements of the Uniform Plumbing Code. Approved by the City of Detroit.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Borgranite Shower Receptor for voluntary use in New York City under the provisions of Article 15, C26-1240.0, Administrative Building Code on condition that each receptor shall be stamped or labeled as follows: "Approved by the Board

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demnation will produce the effect of the City of New York paying the cost of the sprinkler system—the result of the increase in value of the premises by virtue of the installation of the system; that secondly, the owner has been advised by H. G. Vogel Company that, in view of the imminent condemnation, an automatic sprinkler system, as now required, would not, even if installed, serve any useful purpose because of its comparatively short useful life; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the order of the Fire Commissioner, dated June 6, 1961, acting on Order No. 452-9, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted for a period of one year on condition* that the premises shall conform with drawing filed with this application, dated May 18, 1961, one sheet; that the precautionary regulations listed in the letter from the owner to the Fire Commissioner, dated May 12, 1961, shall be complied with; that a hydrant with a manifold and six outlets shall be maintained and that there shall be a hose at least 150 feet long at each of the six outlets.

69-59-A

APPLICANT—Samuel Rosenblum for 1038 Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to obtain a Certificate of Occupancy which expired December 22, 1960—Appeal from a decision of the Borough Superintendent—re—review of Borough Superintendent's decision of zoning matter; previously granted on condition.

PREMISES AFFECTED—10-12 East 38th Street, south side, 200 feet east of Fifth Avenue, Block 867, Lot 64, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE:

Affirmative: Chairman Foley, Vice Chairman Kleinert, and Commissioner Klein 3
Negative: Commissioner Fox 1
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on June 23, 1959, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on December 22, 1959; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 23, 1959, as *amended* on December 22, 1959, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

“that in view of statement by the applicant that all work has been completed, a new Certificate of Occupancy shall be obtained within six months from the date of this *amended* resolution.” (Alt. 1288/58)

204-61-A

APPLICANT—Robert Teichman for Hurlow Holding Corporation, owner.

SUBJECT—Application February 17, 1961—Appeal from a decision of the Borough Superintendent re—fire escape; and an order and a Decision of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—458 Broadway, 121-123 Grand Street, southeast corner, Block 232, Lot 12, Borough of Manhattan.

APPEARANCES—

For Applicant: R. Teichman.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—1. Appeal from the order of Fire Commissioner withdrawn.

2. Appeal from the decision of Borough Superintendent granted on condition.

THE VOTE—To Withdraw Order of Fire Commissioner.

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 20, 1961 on Alt. Applic. 1953-60, reads:

“1. Use of fire escape on 9 story factory building contrary to Factory Exit Rules of B.S.&A.”

and

WHEREAS, the order and decision of the Fire Commissioner, dated February 1, 1961 and June 14, 1961 on Violation Order No. 490724, reads:

“1. Provide an approved automatic sprinkler system in *CELLAR*.

Chapter C-19-161.0 Adm. Code.”

and

WHEREAS, the applicant states that the exits consist of one primary exit, an interior fireproof stair, 2 feet 5 inches wide, extending from cellar to the 9th floor or top story, enclosed in fireproof partitions with fireproof doors; that the secondary egress is provided by a Labor Law type 45° fire escape erected on the Grand Street front of the building containing fireproof windows, doors and counterbalanced stairs; that the building is provided with an approved stand-pipe system there being two 4 inch stacks—one in the stair-hall at front and one at the rear of each floor near the freight elevator; that each of these are provided with 50 feet of hose and both fed from a 3,500 gallon tank on the roof; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated January 20, 1961, acting on Alt. Applic. 1953-60, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this application dated February 17, 1961, 3 sheets; that the fire escape shall be maintained in good condition; that the doors to the fire escape shall be made and maintained operable; that all other laws, rules and regulations applicable shall be complied with; that the occupancy of each of the floors shall be limited to the capacity of the primary means of egress. The application as to the order and decision of the Fire Commissioner dated February 1, 1961 and June 14, 1961, on Violation Order No. 490724, Objection No. 1, is hereby *withdrawn*, since the order has been *rescinded* by the Fire Commissioner.

232-61-A

APPLICANT—Herman E. Horwood for Meyer Herschberg, owner.

SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—321 Greenwich Street, east side, 82 feet 1 inch south of Duane Street, Block 141, Lot 17, Borough of Manhattan.

APPEARANCES—

For Applicant: H. E. Horwood.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

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THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 30, 1961 on Violation Order No. 490628, reads:

"1. Provide an approved automatic sprinkler system throughout building.

Chapter C19.161.0 Administrative Code."

and
WHEREAS, the applicant states that the building is 27 feet 9 inches by 90 feet in area, 5 stories, 61 feet high, of class 3 construction, located in unrestricted use, A area and class 2 height district, built in 1897, now used and occupied since 1897: cellar—storage of dairy products; 1st floor—sale and storage of dairy products, 3 persons; 2nd floor—machine shop, 20 persons; 3rd floor—storage of machines and metal; 4th floor—storage of empty egg tins; 5th floor—manufacturing dried soups, 2 persons, without a certificate of occupancy; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that the building is small in area, being about 2,500 square feet on the 1st floor and about 2,250 square feet on the 2nd, 3rd, 4th and 5th floors; that the elevator shaft is enclosed in fireproof blocks with fireproof doors at the opening and the stairhall is fire retarded with metal lath and cement plaster; that the occupancy is non-hazardous; that the 5th floor has 2 people employed at manufacturing dried soup powder, the 4th is used by a tenant of the adjoining building to store empty egg tins with no persons employed, the 3rd floor is used for the storage of unused machinery and metal of the tenant on the 2nd floor with no persons regularly employed, and the 2nd floor is a machine shop handling only metal and with a maximum of 20 persons, the 1st floor and basement by a dealer in dairy products with 3 persons employed on the 1st floor only; that there is no boiler room in the building; that this order is issued under Chapter 19, Section 161 which covers the discretionary power of the Fire Commissioner to be used only where extreme hazard exists; that none of the uses of this building are listed under either the medium or high hazard on the uses stipulated by the Board on new Section 280 of the Labor Law and it is very evident that this order is arbitrary and capricious; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the order of the Fire Commissioner, dated January 30, 1961, acting on Violation Order #490628, Objection No. 1, be and it hereby is *modified* and that the appeal be and it is hereby is *granted on condition* that the building shall conform with drawings filed with this application dated February 8, 1962, 2 sheets; that the stairs throughout the building shall be enclosed with one-hour material and fireproof, self-closing doors; that there shall be no combustible material stored, or used in the building which would require a permit from the Fire Department; that fire escapes and doors to the fire escapes shall be put in good operating condition; that the occupancy of each floor shall be limited to the capacity of the primary means of egress; and that all laws, rules and regulations applicable shall be complied with.

277-61-A

APPLICANT—Joseph Lau for 194th Street Corporation, owner.

SUBJECT—Application March 6, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—194 Worth Street, south side, 47 feet 8 inches east of Mulberry Street, 6 Mulberry Street, Block 161, Lot 6, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal withdrawn at the letter request of the applicant.

THE VOTE TO WITHDRAW—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4

Negative 0

Absent: Commissioner Becker..... 1

541-61-A

APPLICANT—Seymour A. Mitteldorf for Comax Realty Corporation, owner.

SUBJECT—Application April 19, 1961—Appeal from a decision of the Borough Superintendent re—egress, bulkhead, winders on stairs, elevator openings, live load, etc.

PREMISES AFFECTED—80 West 40th Street, 1054-1056 Avenue of the Americas, southeast corner, Block 841, Lot 89, Borough of Manhattan.

APPEARANCES—

For Applicant: Seymour A. Mitteldorf.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4

Negative 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated March 20, 1961 on Alt. Applic. 1349-60, reads:

"2. The two req. means of egress not remote.

7. Continue both stairs to roof and provide bulkhead.

8. Winders on stairs not allowed.

9. Elevator openings not to open onto stair enclosure.

10. New elevator not allowed to open onto stair enclosure.

11. Verify live loads."

and

WHEREAS, the applicant states that it is proposed under Alt. Applic. 1349-60, to convert 6 apartments, consisting of 2 units on the 3rd floor, 2 units on the 5th floor, 1 unit on the 7th floor, and 1 unit on the 9th floor, which occupy only a small part of said floors, to office use to be used and occupied in exactly the same manner as the present legal office use now found on the entire 2nd floor, the entire 4th floor, the entire 6th floor and mezzanine, the entire 8th floor and mezzanine and the entire 10th floor; that this building is presently inadequately served by two small elevators erected at the time of the original building and are located in the present stairhall; that to meet the present day needs these elevators have been modernized but still do not provide for a sufficient capacity to meet the operational demands; that it is of utmost need that an additional elevator be installed adjacent to and in conjunction with the operation of the present elevators for the efficient and proper elevator service for the occupants; that it is necessary to install this new elevator in the same stair enclosure where the present elevators are located so that the operation of the elevators are co-ordinated; that to do this, it is proposed to relocate the present stairhall door further to the east and to extend the present sprinkler work accordingly; that the proposed extension of the new office uses will not be inconsistent with the identical legal uses and conditions found on those floors now occupied entirely for office use; that the apartments in question are used in fact by their occupants for office use differing only with them by their cooking facilities; that the exit conditions will be improved by the erection of an interior fireproof stair to the roof in place of the present fire escape stair, the present sprinkler work in the stair and entrance halls will be extended, and the installation of the new elevator will alleviate the present congestion now caused by the present inadequate elevators; that the bearing capacity of the floors to sustain a live load of 50 #/ s.f. required for office use has been previously approved by the Department of Buildings as indicated in the present, and previous certificates of occupancy issued for this building; that further, it is impractical, at all time, to determine the actual framing data relating to the existing construction as the records on this building are incomplete; that also, the statutory increase in the allowable unit stress in the original framing from 16,000# to 18,000# will apply as the building was erected in 1900; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated March 20, 1961, acting on Alt. Applic. 1349-60, Ob-

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jection Nos. 2, 7, 8, 9, 10 and 11 be and it hereby is modified and that the appeal be and it hereby is *granted on condition* that the main stair shall be carried through the roof and that a bulkhead shall be provided for the main stair on the roof; that sprinklers shall be installed throughout the building; that the building shall otherwise conform to drawings filed with this application, dated April 19, 1961, 30 sheets; that all other laws, rules and regulations applicable shall be complied with and a new certificate of occupancy shall be obtained.

696-61-A

APPLICANT—Jacob Fisher and Donald D. Fisher for Frederick F. Lowenfels and Sons, owners.

SUBJECT—Application May 16, 1961—appeal from an order a decision of the Fire Commissioner, re—sprinkler system.

PREMISES AFFECTED—16-18 Jay Street, south side, 75 feet 10 inches west of Staple Street, Block 143, Lot 23, Borough of Manhattan.

APPEARANCES—

For Applicant: Donald D. Fisher.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox and Commissioner Klein..... 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the order and decision of the Fire Commissioner, dated April 17, 1961 on Violation Order No. 489837, reads:

"1. Provide an approved automatic sprinkler system throughout building.

Chapter C19-161.0 Administrative Code."

and

WHEREAS, the applicant states that the building is 50 feet by 89 feet in area, 6 stories, 74 feet 8 inches high, of class 3 construction, located in unrestricted use, A area and class 2 height district, built in 1907, now used and occupied since 1913: cellar—storage, 1 person; 1st floor—offices and shipping, 15 persons; 2nd floor—butter processing, 15 persons; 3rd floor—butter processing and dressing rooms, 8 persons; 4th floor—cheese processing and storage, 4 persons; 5th and 6th floors—storage; contrary to Certificate of Occupancy #51148 issued September 14, 1959, against Alt. Applic. 1865-58: Cellar—storage and boiler room; 1st story—store and offices, 15 persons; 2nd story—factory, 25 persons; 3rd floor—factory and locker rooms, 10 persons; 4th to 6th floors inclusive, factory and office, 10 persons each floor; that the proposed use and occupancy will not be changed from the present use; and

WHEREAS, the applicant states that the building is provided with a 3 foot wide, fire-retarded enclosed stairs on the west side from the 1st floor to 6th floor, with an iron ladder and scuttle to roof, and leading directly to the street from the 1st floor; that in addition there is a fire escape at the front of the building which was approved by the Board, under Cal. No. 1096-47-A, with fireproof self-closing windows on the course of same, and 1 hour test, fireproof self-closing doors to the fire escape, with counterbalanced stair to the street from the 2nd floor level, and goose-neck ladder to roof; that there is an interior closed circuit fire alarm system in the building and fire drills are conducted under strict supervision every month; that the building is operated under a valid Certificate of Occupancy #51148, issued by the Department of Buildings in 1959; that there have been no change in applicable laws, ordinances, rules and regulations pertaining to the safety of this building or its occupants since the issuance of this certificate of occupancy, except the requirements for fire retarded ceilings under Section 272, Labor Law; that it is proposed that the ceilings of the 2nd to the 6th floors, be covered with Fire Code #60 Sheetrock to comply with this law; that the cellar ceiling is covered with metal lath and Portland Cement plaster; that in addition, there is a stair, enclosed in wood parti-

tions at the east side of the building from the 1st to 6th floors; that since this stairs is not a means of egress, if the Board considers them to be a potential point of the spread of fire, it is then proposed that they be removed, the openings filled in and floored over; that the exists in the building comply with Section 271 of the Labor Law; that the usage of the building is of low hazard and is occupied by a relatively low number of persons in proportion to the total floor area; that the stairs are more than adequate to accommodate the number of persons employed in the building as per Administrative Building Code and the fire escape is a legal second means of egress; that it is proposed to eliminate potential points of spread of fire by removing the accessory stairs from 1st to 6th floors and flooring over the openings; that it is proposed to cover the ceilings of the 2nd to 6th floors with Fire Code #60 Sheetrock; that a valid certificate of occupancy, recently issued, covers the operations of the building; that the building is equipped with a closed circuit fire alarm and fire drills are held monthly; that there have been no changes in applicable laws, ordinances, rules and regulations affecting the safety of the building (except fire-retarded ceilings, which will be complied with); and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the order and decision of the Fire Commissioner, dated April 17, 1961, acting on Violation Order #489837, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform with drawings filed with this application, dated May 16, 1961, 11 sheets; that an interior fire alarm system and a thermostatic fire alarm system with central office connection shall be maintained; that the present open stairs near the front of the building shall be removed; that proper aisles and fireproof self-closing doors shall be maintained to all exits; that the occupancy of each floor shall be limited to the capacity of the primary means of egress; and that all other laws, rules and regulations applicable shall be complied with.

125-62-A

APPLICANT—Charles Sarnelli, owner; Sarnelli Salvage Scrap Incorporated, lessee.

SUBJECT—Application filed January 29, 1962—Appeal from a decision of the Fire Commissioner re—maintenance of open fire.

PREMISES AFFECTED—2000 Shore Parkway, southwest corner of Bay 46th Street, Block 6945, Lots 92, 95, 102 and 385, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles Sarnelli.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox and Commissioner Klein 4

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the decision of the Fire Commissioner, dated January 16, 1962 on Permit No. 64972, reads:

"In reply to your letter of January 10, 1962, I must inform you that your permit will not be renewed and no extension will be granted after January 31, 1962, the expiration date of this permit. You are, therefore, ordered to discontinue your open fire as of 12:01 A.M., February 1, 1962."

Folder No. Z800,075, reads:

"Open fire must conform to Fire Department Directive 7/60 filed with City Clerk 4/22/60. Same to be maintained inside mounded area and for salvage of metal only. No parts of motor vehicles, refuse or demolition debris to be burned."

and

WHEREAS, the applicant states that the plot is 236 feet by 971 feet in area; located in C3 and R4 district, now used

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and occupied since 1950: Ground—open fire, metal salvage, without a certificate of occupancy; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that the property presently is, and has been for many years occupied as a scrap yard and for open burning within specified areas for the salvage of metal; that said burning was conducted under permits granted by the Fire Department of the City of New York; that the property involved is in the center of a large territory that is marginal land, which includes uses such as scrap metal, coal pockets, contractors yards, boat yards, etc.; that the portion of the property used for fire pits is more than 1,500 feet from the parkway; that the distance to any residential or light commercial use is much greater; that the use of the pits, is in no way detrimental to the surrounding areas; and

WHEREAS, the Board is familiar with the premises and surrounding area and has discussed the applicant's appeal from the decision of the Fire Commissioner and finds no ground for the granting of this application.

Resolved, that the decision of the Fire Commissioner, dated January 16, 1962 on Permit No. 64972 be and it hereby is affirmed and that the application be and it hereby is denied.

146-61-A

APPLICANT—Harry Soled for Station A Properties Incorporated, owner.

SUBJECT—Application February 9, 1961—Appeal from an order of the Fire Commissioner re—automatic Sprinkler System.

PREMISES AFFECTED—4 South Street, north side, 77 feet, 7 inches west of Moore Street, Block 4, Lot 4, Borough of Manhattan.

APPEARANCES—

For Applicant: Harry Soled.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to February 27, 1962, at 2 P.M. for inspection and decision. Applicant to get further expression from Redevelopment Board as to when this property is to be taken over by condemnation.

147-61-A

APPLICANT—Harry Soled for Station A Properties Incorporated, owner.

SUBJECT—Application February 9, 1961—Appeal from an order of the Fire Commissioner re—automatic sprinkler system.

PREMISES AFFECTED—5 South Street, north side, 57 feet 6 inches west of Moore Street, Block 4, Lot 3, Borough of Manhattan.

APPEARANCES—

For Applicant: Harry Soled.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to February 27, 1962, at 2 P.M. for inspection and decision. Applicant to get further expression from Housing and Redevelopment Board as to when this property is to be taken over by condemnation.

157-61-A

APPLICANT—Herman E. Horwood for Joseph Feldman, owner.

SUBJECT—Application February 10, 1961—Appeal for an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—58 Walker Street, north side, 153 feet 4 inches west of Broadway, Block 194, Lot 3, Borough of Manhattan.

APPEARANCES—

For Applicant: H. E. Horwood.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to February 27, 1962, at 2 P.M. for inspection and decision. Hearing closed.

229-61-A

APPLICANT—Edwin Storch for Follett Time Devices, Incorporated, owner.

SUBJECT—Application February 27, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—62 Reade Street, north side, 174 feet 1 inch west of Broadway, Block 150, Lot 4, Borough of Manhattan.

APPEARANCES—

For Applicant: Edwin Storch.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to February 27, 1962, at 2 P.M. for decision after inspection. Drawings to be revised and corrected.

243-61-A

APPLICANT—Benjamin R. Levinson, for Harry and Frank Paul, owners.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—54 Lispenard Street, south side, 240 feet 13/4 inches west of Broadway, Block 194, Lot 29, Borough of Manhattan.

APPEARANCES—

For Applicant: B. R. Levinson.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to March 13, 1962 at 2 P.M. for reinspection and decision; applicant to submit corrected drawings.

269-61-A

APPLICANT—Lama, Proskauer and Prober, for Mercerway Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block 474, Lot 29, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to March 6, 1962, at 2 P.M. for applicant to revise plans to include requirements suggested by the Board after inspection of premises, also to submit a list showing the use and the number of occupants for each floor.

289-61-A

APPLICANT—Daniel Laitin for Sophie and George Bogin, owners; H. Bogin and Son, lessee.

SUBJECT—Application March 10, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—40-06 to 40-08 Astoria Boulevard, south side, 51.37 feet east of Steinway Street, Block 686, Lot 12, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Daniel Laitin.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to February 27, 1962 at 2 P.M. for inspection of building and decision. Applicant is to void drawings which are not to be considered.

302-61-A

APPLICANT—C. H. J. Realty Corporation, owner; Interstate Casing Company of Ohio, lessee.

SUBJECT—Application February 20, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—38 Renwick Street, east side, 125 feet south of Spring Street, Block 594, Lot 71, Borough of Manhattan.

APPEARANCES—

For Applicant: Eugene Kahn.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to February 27, 1962, at 2 P.M. at request of the applicant, for hearing.

316-61-A

APPLICANT—Samuel Rosenblum for Mark Zaren, owner.

SUBJECT—Application March 17, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

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PREMISES AFFECTED—50 Dey Street, north side, 149 feet 1 inch east of Greenwich Street, Block 81, Lot 10, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.

For Administration: Lieut. John P. Manfredi, Fire Dept.
ACTION OF BOARD—Laid over to February 27, 1962, at 2 P.M. for inspection and decision, hearing closed. Applicant is to inform the Board as to developments in the taking over of the property by the Port Authority.

1033-61-A

APPLICANT—Murray L. White for William Cantelmi, owner.

SUBJECT—Application July 5, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—storage shed, building not facing legal street and Appeal from Borough Superintendent re—Yard Hydrant system.

PREMISES AFFECTED—5810-5818 Avenue D, south side, 56 feet 2½ inches west of Ralph Avenue, and 639 feet 1¾ inches south of Ditmas Avenue, Block 7932, Lot 131, Borough of Brooklyn.

APPEARANCES—

For Applicant: Murray L. White.

ACTION OF BOARD—Laid over to February 27, 1962, at 2 P.M., for continued hearing. Applicant is to notify Borough President as to the date of hearing.

1819-61-A

APPLICANT—Sidney Astor for Jacob Goodman, owner.

SUBJECT—Application December 5, 1961—Appeal from a decision of the Borough Superintendent re—enclosure for car hoist, egress, wall panels etc.

PREMISES AFFECTED—307 West 44th Street, north side, 100 feet west of 8th Avenue, Block 1035, Lot 28, Borough of Manhattan.

APPEARANCES—

For Applicant: Jerome Gottesman and Sidney Astor.

ACTION OF BOARD—Laid over to February 27, 1962, at 2 P.M., for further hearing. Applicant is to revise drawings.

471-57-BZ

APPLICANT—Leonard F. Rothkrug for Leo E. Blum, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired February 7, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use, D area district, the erection and maintenance of a factory for the manufacturing of clothesware within the limitations of Art. II, Section 4 (a) using more than the permitted area.

PREMISES AFFECTED—177-49 to 177-73 106th Road and 106-12 to 106-20 180th Street, northwest corner, Block 10334, Lots 36 and 48, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: C. Spindler.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on February 11, 1958, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on February 7, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on February 11, 1958, as amended on February 7, 1961, only as to the time to obtain permits and complete the work so that as amended this portion of the resolution shall read:

“that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained.” (N.B. 1623/57)

866-57-BZ

APPLICANT—Frederick A. Ketcher for Homestead Associates, Inc., owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a residence use district, the construction and maintenance of a parking lot (non-transient-pleasure type vehicles only) for a term of five (5) years.

PREMISES AFFECTED—112-118 Clarke Place, south side, 155.12 feet east of Walton Avenue, Block 2839, Lot 49, Borough of The Bronx.

APPEARANCES—

For Applicant: Frederick Ketcher.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 6, 1958, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on May 6, 1958, by adding thereto:

“that there may be an additional curb cut on Clarke Place and a new opening in the front fence, which opening shall be fitted with a gate, substantially as shown on revised drawing marked ‘Received December 14, 1961,’ 1 sheet, on condition that other than as herein amended the resolution above cited shall be complied with in all respects.” (Alt. 1116/61).

726-59-BZ

APPLICANT—Albert Melniker for Triangle Plumbing Supply Company, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7f, 7i and 7A of the Zoning Resolution, permitting in a retail use district, the erection and maintenance of a gasoline service station, parking of more than five motor vehicles, car washing, non-automatic, sale of accessories and minor motor vehicle repairs with hand tools only, with curb cuts and show windows within 75 feet of a residence use district.

PREMISES AFFECTED—345 Targee Street and 40 Osgood Avenue, southeast corner, Block 635, Lot 9, Clifton, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on February 16, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on February 28, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on February 16, 1960,

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as amended on February 28, 1961, only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 1282/59)

788-59-BZ

APPLICANT—Leonard F. Rothkrug for 275 Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a business use district, the erection and maintenance of a gasoline service station with accessory minor motor vehicle repairs, non-automatic car washing, office, sales, signs and parking of cars awaiting service.

PREMISES AFFECTED—540-546 6th Avenue, southwest corner of 15th Street, Block 1048, Lot 34, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4

Negative 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 26, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on May 23, 1961; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on April 26, 1960, as amended on May 23, 1961, by adding thereto:

"that the accessory building may be relocated and the gasoline service station rearranged and constructed substantially as shown on revised drawings marked 'Received January 15, 1962', 1 sheet and 'Received February 13, 1962', 1 sheet, on condition that other than as herein amended, the resolution above cited shall be complied with in all respects." (Amendment to N.B. 2751/59)

354-60-BZ

APPLICANT—Charles M. Spindler for Reo Properties, Inc., owner; Socony Mobile Oil Company, Inc., lessee.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired January 17, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, to permit in an unrestricted use district, extending into a business use district, the erection of a gasoline service station together with its accessory uses of lubritorium, auto washing (non-automatic) office, sales of accessories, minor repairs with hand tools only, safety inspection, parking and storage of motor vehicles and ground sign.

PREMISES AFFECTED—3912-3934 New Utrecht Avenue and 929-943 40th Street, northwest corner, Block 5583, Lots 18 and 30, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles Spindler.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4

Negative 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on January 17, 1961, on certain conditions; and

WHEREAS, the application requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on January 17, 1961, only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained." (Amendment to N.B. 867/60)

557-60-BZ

APPLICANT—Frederick A. Ketcher for Emanuel Losquadro, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired November 15, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7a of the Zoning Resolution, to permit in a retail use district, the rehabilitation and extension of an existing gasoline service station to provide a new accessory building, six (6) tanks, the installation of curb cuts and the extension of the uses to include non-automatic car washing, office, sale of accessories, motor vehicles, repairs with hand tools only and the parking and storage of motor vehicles.

PREMISES AFFECTED—813-821 Annadale Road, east side, 363 feet north of Posen Street, Block 6225, Lot 21, Annadale, Borough of Richmond.

APPEARANCES—

For Applicant: Frederick A. Ketcher.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4

Negative 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on November 15, 1960, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on November 15, 1960, only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 240/60)

854-60-BZ

APPLICANT—Charles M. Spindler for Len B. Cooke, Jr. and Bertha Cooke, owners.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7f, 7i and 7e of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station, lubritorium, auto washing, non-automatic, minor repairs, with hand tools only, auto safety inspection, office, sales of accessories, ground sign and parking and storage of motor vehicles for a term of twenty (20) years.

PREMISES AFFECTED—188-02 to 188-10 Hillside Avenue, 88-01 to 88-09 188th Street, southeast corner, Block 10453, Lot 19, Hollis, Borough of Queens.

APPEARANCES—

For Applicant: Charles M. Spindler.

ACTION OF BOARD—Application reopened and resolution amended.

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THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein..... 4
Negative 0
Absent: Commissioner Becker..... 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain condition; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on April 11, 1961, by adding thereto:

"that there may be one additional 20-foot curb cut on 188th Street, substantially as shown on revised drawing marked 'Received February 13, 1962,' 1 sheet, on condition that other than as herein amended the resolution above cited shall be complied with in all respects."
(Amendment to N.B. 3287/61).

374-16-BZ—Vol. IV

APPLICANT—Lama, Proskauer and Prober for Ethel Pokorny, owner.

SUBJECT—Application for consideration—reopening as Vol. IV subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 7f of the Zoning Resolution, permitting in a business use district, the reaffirmation of the resolution adopted November 16, 1937 to reconstruct the one story garage by removing part of the front, create an alcove and install and maintain a gasoline service station.

PREMISES AFFECTED—1664-1670 Fulton Street, south side, 363 feet east of Troy Avenue, Block 1700, Lot 26, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened as Vol. IV subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein..... 4
Negative 0
Absent: Commissioner Becker..... 1

209-30-BZ—Vol. II

APPLICANT—Carl H. Salminen for Malcom C. Butler, owner; George Thompson, lessee.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously denied, under Section 21 of the Zoning Resolution, permitting in a business district, the erection and maintenance of a gasoline service station, previously withdrawn, reopened May 12, 1931.

PREMISES AFFECTED—220-05 Northern Boulevard, 43-33 220th Street, northeast corner, Block 6323, Lot 27, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Robert Shaynak.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein..... 4
Negative: 0
Absent: Commissioner Becker..... 1

262-33-BZ—Vol. II

APPLICANT—Charles M. Spindler for Victor Segal, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, permitting in a business use district, the erection and maintenance of a gasoline service station.

PREMISES AFFECTED—125-02 Merrick Boulevard, southwest corner of 125th Avenue, Block 12526, Lot 122, Borough of Queens.

APPEARANCES—

For Applicant: Charles M. Spindler.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein..... 4
Negative 0
Absent: Commissioner Becker 1

615-47-BZ—Vol. III

APPLICANT—Samuel Rosenblum for Alley Park Housing Corporation, owner.

SUBJECT—Application for consideration—reopening as Vol. III subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence use district, the construction and use of a wading and swimming pool and the accessory use of a recreational area, a one-story locker room and snack bar building for the use of tenants only.

PREMISES AFFECTED—64-03 to 65-51 224th Street, 224-06 to 224-64 64th Avenue and 224-03 to 224-65 67th Avenue, east side of 224th Street, between 64th Street and 67th Avenue, Block 7660, Lot 2, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Samuel Rosenblum.

ACTION OF BOARD—Application reopened as Vol. III subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein..... 4
Negative 0
Absent: Commissioner Becker 1

80-54-BZ—Vol. II

APPLICANT—Irwin Emerman for Dryden Hotel Associates, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the conversion and use of present apartments, on the 1st, 2nd, 3rd, 4th and 5th stories, to business use (offices) and a proposed coffee shop and cocktail lounge.

PREMISES AFFECTED—148-152 East 39th Street, south side, 100 feet east of Third Avenue, Block 894, Lot 52, Borough of Manhattan.

APPEARANCES—

For Applicant: Irwin Emerman.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein 4
Negative 0
Absent: Commissioner Becker..... 1

673-55-BZ—Vol. II

APPLICANT—Charles M. Spindler for Nine-Second Car Wash Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a business use district, the extension of the gasoline service station, westerly into the bed of East 58th Street, until such time as the street will be legally open to the public.

PREMISES AFFECTED—5802-5824 Church Avenue and 119-129 East 58th Street, southeast corner, Block 4706, Lot 36, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles M. Spindler.

ACTION OF BOARD—Application reopened and set for hearing on March 13, 1962, at 10 A.M., to consider extension.

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sion of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4
Negative: 0
Absent: Commissioner Becker 1

852-56-BZ—Vol. II

APPLICANT—Haus and Bresin for John and Grace Desiderio, owners.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired October 25, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a retail use district, the erection and maintenance of a gasoline service station, lubricatorium, accessory auto washing, non-automatic, minor auto repairs with hand tools only and parking of cars awaiting service.

PREMISES AFFECTED—102-4 to 102-47 Remington Street and 143-01 to 143-09 Liberty Avenue, northeast corner of Remington Street, Block 10020, Lot 138, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: T. Hartnett.

ACTION OF BOARD—Application reopened and set for hearing on March 13, 1962, at 10 A.M., to consider extension of time to obtain permits and complete the work, which had expired by limitation, requiring a new decision of the Borough Superintendent, which has been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4
Negative 0
Absent: Commissioner Becker..... 1

7-57-BZ—Vol. I

APPLICANT—Lama, Proskauer and Prober for Ethel Peres, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Sections 7e, 7f, 7h and 7i of the Zoning Resolution, permitting in a business and residence use district, the construction and maintenance of a gasoline service station, lubricatorium, auto inspection, minor auto repairs, car wash, store room, office, store, parking and storage of motor vehicles.

PREMISES AFFECTED—2317-2327 Ralph Avenue, 64-02-6414 Avenue M, southeast corner and 1302-1320 East 65th Street, Block 8364, Lot 34, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and set for hearing on March 13, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4
Negative 0
Absent: Commissioner Becker 1

14-59-BZ

APPLICANT—Emery Roth and Sons for Beekman Town House, Inc., owner.

SUBJECT—Application for consideration—reopening for further action in accordance with the order of the Court—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution and Section 60 (d) of the Multiple Dwelling Law,

permitting in a local retail and residence use district, the change in use of the present accessory garage of the existing multiple dwelling to allow the surplus parking space for transient parking.

PREMISES AFFECTED—1058-1964 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40 (37-43 inclusive and 141), Borough of Manhattan.

APPEARANCES—

For Applicant: Michael Christon.

ACTION OF BOARD—Application reopened and restored to Docket in accordance with the order of the Court, to be set for hearing, requiring two publications in the Bulletin and written notice by registered or certified mail to affected property owners; to be heard with Cal. 139-60-A.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4
Negative 0
Absent: Commissioner Becker 1

139-60-A

APPLICANT—Emery Roth and Sons for Beekman Town House, Inc., owner.

SUBJECT—Application for consideration—reopening for further action in accordance with the order of the Court—re Appeal from a decision of the Borough Superintendent—filed pursuant to Section 60, subdivision 1d of the Multiple Dwelling Law for variation—re conversion of multiple dwelling garage to transient garage; previously granted on condition.

PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40, Borough of Manhattan.

APPEARANCES—

For Applicant: Michael Christon.

ACTION OF BOARD—Application reopened and restored to Docket in accordance with the order of the Court, to be set for hearing, requiring two publications in the Bulletin; to be heard with Cal. 714-59-BZ.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative 0
Absent: Commissioner Becker 1

304-60-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Joseph Angelone, Carmela Russo, and Rose M. Grieco, owners.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection of a one story and cellar building for use as a supermarket with loading and unloading, business sign and parking for patrons and employees' cars for a term of twenty-five (25) years.

PREMISES AFFECTED—2214-2244 Stillwell Avenue and 2-18 Bay 46th Street, southwest corner; and 11-57 27th Avenue, Block 6885, Lot 29, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative 0
Absent: Commissioner Becker..... 1

337-60-BZ—Vol. II

APPLICANT—Charles M. Spindler for Paul Recker, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously withdrawn, under Sections 7a and 7i of the Zoning Resolution, to permit in a

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local retail use district, the extension in use of the present legal gasoline service station to include lubritorium, car washing, minor repairs and parking and storage of more than five (5) motor vehicles.

PREMISES AFFECTED—6451-6461 Broadway, west side, 97 feet south of Mosholu Avenue, Block 3421-N, Lot 2098, Borough of The Bronx.

APPEARANCES—

For Applicant: Charles M. Spindler.

ACTION OF THE BOARD—Application reopened as Vol. II subject to the regular procedure; with permission to the applicant to transfer the photographs from Volume I.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

442-61-BZ—Vol. II

APPLICANT—Arnold W. Lederer for S. M. Management Corporation, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously denied, under Section 21 of the Zoning Resolution, to permit in a business use, D area district, the construction of a one story extension at the front of an existing building for use as a retail store and a one story and mezzanine extension at the rear for the extension of the present factory occupying more than the permitted area coverage and without the required rear yard in a D area district.

PREMISES AFFECTED—2700-2710 Nostrand Avenue, west side, 380 feet north of Avenue N, Block 7665, Lots 61 and 64, Borough of Brooklyn.

APPEARANCES—

For Applicant: Arnold W. Lederer.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure; applicant to file new list of owners and new photographs.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative 0
Absent: Commissioner Becker 1

1115-61-BZ—Vol. II

APPLICANT—Charles M. Spindler for Harry Riber, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously withdrawn, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five (5) motor vehicles for a stated term of ten (10) years.

PREMISES AFFECTED—87 Lenox Road, north side, 90 feet, 7½ inches west of Bedford Avenue, Block 5064, Lot 80, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles M. Spindler.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure; with permission to the applicant to transfer the photographs from Volume I.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative 0
Absent: Commissioner Becker 1

1010-55-BZ

APPLICANT—Albert Melniker for Joseph Rae Enterprises, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired June 28, 1961—decision of the Borough Superintendent; previously

granted on condition, under Sections 7f, 7i and 7A of the Zoning Resolution, permitting in a business use district, the erection and maintenance of a gasoline service station, car washing, lubritorium, sale of accessories, minor motor vehicle repairs, with hand tools, and parking for more than five motor vehicles with proposed curb cut within 75 feet of the residence use district.

PREMISES AFFECTED—4124 Arthur Kill Road and 600 Clay Pit Road, southeast corner, Block 7293, Lot 240, Prince Bay, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Application for request to reopen and set for hearing *withdrawn* by applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative 0
Absent: Commissioner Becker 1

Adjourned 3:50 P.M.

JAMES P. MULROY, *Secretary*.

*CORRECTION

The minutes of the meeting of the Board of Standards and Appeals held on February 6, 1962, as they appeared in Bulletin No. 7, Vol. 47, hereby corrected to read as follows:

795-60-A

APPLICANT—Charles M. Shapiro for Arown Realty Corporation, owner; Crown Sanitary Prod., lessee.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from orders and a decision of the Fire Commissioner re—new oven, sprinkler system, storage of combustible fibre, etc.; previously granted on condition.

PREMISES AFFECTED—601 Van Sinderen Avenue, east side, 100 feet south of Riverdale Avenue, Block 3833, Lot 6, Borough of Brooklyn.

APPEARANCES—

For Applicant: Elliot J. Shapiro.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 9, 1961 on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 9, 1961, by adding thereto:

"that the 500 gallon per minute motor driven fire pump taking suction from the existing well may be replaced with a 250 gallon per minute motor driven pump taking suction from the existing well and discharging into a nominal 21,000 gallon reservoir from which a 500 gallon per minute pump will take suction and discharge into the sprinkler system, *on condition* that the system described shall be supervised by a central station approved by the Fire Department and that the supervision will include the supervision of a water level indicator in the 21,000 gallon tank; and *on further condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Fire Dept. Orders #3357-9 and 3891-7.)

* Correction: The paragraph shown in italics above has been added to the original Resolution to correct.

PUBLIC HEARING

NOTICE OF PUBLIC HEARING

156-62-SR

NOTICE IS HEREBY GIVEN that a Public Hearing will be held by the Board of Standards and Appeals on *Friday morning March 2, 1962 at 10 A.M. in Room 909, 80 Lafayette Street, Borough of Manhattan, on the Proposed Rules covering Coin-Operated Dry Cleaning Establishments.*

Authority

Section 666, subd. 2 of the Charter of the City of New York and Article III, Chapter 1, Section 32, Article VII, Chapter 2, Sections 72 and 73 in their entirety of the Zoning Resolution of the City of New York, effective December 15, 1961.

Application of Rules

These rules shall be deemed to apply only to coin-operated dry cleaning establishments, pursuant to Article III, Chapter 2, Section 32-15 A and Section 32-25 D of the Zoning Resolution effective December 15, 1961.

These rules shall not be deemed to modify or repeal Chapter 19 of the Administrative Code of the City of New York or the Rules Governing Dry Cleaning Establishments adopted by the Board of Standards and Appeals under Calendar Number 958-47-SR—Vol. II.

Zoning Resolution Effective December 15, 1961 —Excerpts

Preamble

This resolution is adopted in order to promote and protect public health, safety and general welfare. These general goals include, among others, the specific purposes set forth in the statements of legislative intent for the respective districts and groups of districts.

Article VII—Administration

Chapter 1

1-00 ENFORCEMENT AND ADMINISTRATION

The Commissioner of the Department of Buildings shall administer and enforce this resolution, except as specifically provided in the New York City Charter and in this resolution.

Chapter 2

2-00 POWERS OF THE BOARD OF STANDARDS AND APPEALS

2-01 GENERAL PROVISIONS

The Board of Standards and Appeals (referred to hereinafter as the Board) shall have the power, pursuant to the provisions of the New York City Charter and of this resolution, after public notice and hearing:

- (a) To hear and decide appeals from and to review interpretations of this resolution;
- (b) To hear, decide, and determine, in a specific case of practical difficulties or unnecessary hardship, whether to vary the application of the provisions of this resolution;
- (c) To hear and decide applications for such special permits as are set forth in this resolution and are more specifically enumerated in Section 73-01 (General Provisions); and

- (d) To adopt, amend, or repeal such rules or regulations as may be necessary to carry into effect the provisions of this resolution.

Article III—Commercial District Regulations

32-15 USE GROUP 6

Use Group 6 consists primarily of retail stores and personal service establishments which:

- (1) Provide for a wide variety of local consumer needs, and
- (2) Have a small service area and are, therefore, distributed widely throughout the City.

*
*
*

The uses listed in A below are also permitted within large-scale residential developments, to provide daily convenience shopping for residents of the development.

A. CONVENIENCE RETAIL OR SERVICE ESTABLISHMENTS

*
*
*
*

See Note:

Dry cleaning or clothes pressing establishments or receiving stations dealing directly with ultimate consumers, limited to 2,000 square feet of floor area per establishment, and provided that only solvents with a flash point of not less than 138.2 degrees Fahrenheit shall be used, and total aggregate dry load capacity of machines shall not exceed 60 pounds.

Parking Requirement Category B—District where uses are so permitted are C1, C2, C3, C4, C6, C7, C8.

In a C5 district a use in Use Group 6, shall not be located on the ground floor of a building unless such use is at least fifty feet from the street wall of the building in which it is located as provided in Section 32-423 (Limitation on Ground Floor Location).

32-25 Use Group 16

Use Group 16 consists of automotive and other necessary semi-industrial uses which:

- (1) Are required widely throughout the city, and
- (2) Involve offensive noise, vibration, smoke, dust, or other particulate matter, odorous matter, heat, humidity, glare, or other objectionable influences, making such uses incompatible with residential uses and other types of commercial development.

32-25 D. Dry cleaning or cleaning and dyeing establishments, with no limitation on type of operation, solvents, floor area, or capacity per establishment—parking requirement category in F, Use Regulation is District C8.

PROPOSED RULES

Rule 1. Definitions

For the purpose of these rules "dry cleaning" includes cleaning textiles, fabrics, garments or other articles by the use of solvents other than water, extraction of the solvents therefrom, and drying the same. A "dry cleaning unit" is the machinery or equipment in which textiles, fabrics, garments or other articles are carried through a complete cleaning cycle. A "dry cleaning unit" may consist of one or more detached component machines.

PUBLIC HEARING

The term "Dry Cleaning Establishment" shall mean any room, place and space in which dry cleaning is performed. Coin-operated dry cleaning machine shall mean an automatic machine actuated by the insertion of coins, tokens, keys or any other similar device for use by the general public. For the purpose of this definition the term "used by the general public" shall be deemed to refer to the insertion of textiles, fabrics, garments of other articles into a dry cleaning machine or the removal of the same from such unit by a person or persons other than an employee or owner-operator of such establishment.

- 1.1 Coin-operated dry cleaning establishments shall mean dry cleaning establishments in which dry cleaning solvent used in the dry cleaning units shall be non-inflammable and non-combustible when tested in a Tagliabue open cup tester as rated by the Fire Commissioner.
- 1.2 The term "inflammable liquid solvents" shall mean such as will emit an inflammable vapor at a temperature below 100 degrees Fahrenheit when tested in a Tagliabue open cup tester.
- 1.3 "Spotting" or "sponging" shall mean the local application of an "inflammable liquid solvent" to remove spots of dirt, grease, paint or stains from wearing apparel, textile, fabrics or articles of any sort.
- 1.4 For the purposes of Section 32-15 of the Zoning Resolution the term 'dealing with ultimate consumer' as contained therein shall refer only to those dry cleaning establishments which perform services on articles conveyed directly by a retail customer to such dry cleaning establishment or collected directly from and delivered to the retail customer by any vehicle or any or any other means of effecting the same and such dry cleaning establishment directly processes such articles for such customer.
- 1.5 All other terms used shall be as defined in the Zoning Resolution effective December 15, 1961, Chapter 19 of the Administrative Code, Multiple Dwelling Law, or Labor Law, when not inconsistent with the specific term defined herein.

Rule 2. Approvals

- 2.1 It shall be unlawful to use any premises for any coin-operated dry cleaning establishment without filing plans of that portion of the premises to be so used with the Department of Buildings and obtain its approval.
- 2.2 No coin-operated dry cleaning unit shall be installed unless such unit is approved by the Board of Standards and Appeals.
- 2.3 No dry cleaning solvent shall be used unless such solvent has been tested and rated by the Fire Commissioner.
- 2.4 It shall be unlawful in any coin-operated dry cleaning unit approved by the Board to use any solvent other than that for which the dry cleaning unit has been approved by the Board.
- 2.5 No non-conforming existing dry cleaning establishment shall be enlarged or extended unless such extension or enlargement be made in conformity with the provisions of the Zoning Resolution and may include a coin-operated dry cleaning establishment by complying with these rules.
- 2.6 All coin-operated dry cleaning units shall be installed in a diked area all parts of which shall be impervious to the solvent used in such units. The diked section shall consist of a four inch curb above the floor. All solvent spillage into the diked area shall be conducted by gravity flow into a tank which shall be equipped with a leakproof pump and enclosed piping system, to pump the solvent back to the dry cleaning units. Such system shall be installed pursuant to the Rules of the

Board of Standards and Appeals for Oil Burners. The said tank or tanks shall be of sufficient capacity to accept all solvent contained in the dry cleaning unit or units which it services.

Rule 3. Restrictions on Locations and Areas

- 3.1 No coin-operated dry cleaning establishment shall have a gross floor area exceeding 2,000 square feet to be used for dry cleaning, and incidental operations, including space used for pressing, finishing, storage and for the service of customers. The square foot area limitation shall apply to the aggregate of all space so used on all floors and mezzanines of the premises involved above the cellar or basement thereof. Additional space may be used on a lower floor which is either a basement or cellar provided that on such floor there shall be no dry cleaning and no storage of recently cleaned articles. Such additional space may include ordinary storage, boilers, compressors, pumps and filtration equipment.
 - 3.1.1 In calculating the gross floor area pursuant to Rule 3.1, the area restriction shall not include the area used by lawful non-dry cleaning operations of a multiple use type of service establishment.
- 3.2 No coin-operated dry cleaning establishment shall be permitted within any building:
 - 3.2.1 which is of wood frame construction;
 - 3.2.2 which is classified as a public building pursuant to Section C26-235.0 of the Administrative Building Code;
 - 3.2.3 where any part of such establishment is within 20 feet of any public building.

Rule 4. Egress

- 4.1 The means of egress from all coin-operated dry cleaning establishments shall be in conformity with the provisions of the building code and all laws, rules and regulations applicable. In addition thereto, all establishments shall conform to the following:
 - 4.1.1 Aisles not less than 3 feet in width providing access from the main work area to required means of egress shall be provided. Such required aisles shall not be obstructed in any manner.
 - 4.1.2 In all coin-operated dry cleaning establishments all required exit doors shall be arranged to swing in the direction of egress.

Rule 5. Fire Prevention

All coin-operated dry cleaning establishments shall comply with the following:

- 5.1 Unless otherwise specifically exempted by Law, no boiler shall be permitted in the same area or space where dry cleaning units are located unless such boiler shall be enclosed in a one-hour fireproof enclosure.
- 5.2 All ceilings of all such boiler rooms as provided in Rule 5.1 shall be fire-retarded with one-hour fire resistive material.
- 5.3 All openings from any such dry cleaning establishment on the course of a fire escape shall be equipped with a fireproof self-closing door or fireproof window assembly.
- 5.4 It shall be unlawful to use or store any inflammable liquids or solvents.
- 5.5 Inflammable liquids and solvents shall not be used for spotting and sponging.
- 5.6 All sludge or residue removed from a dry cleaning unit shall be placed in a metal container not exceeding

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55 gallons of capacity with a tight fitting cover and shall be removed from the premises and disposed of in a lawful manner.

- 5.7 All solvent used in the dry cleaning unit shall be either (a) received and stored in metal containers not exceeding 55 gallons each and pumped directly into a dry cleaning unit or units by means of a detachable leakproof pump and pipe system, or (b) received and stored in a tank or tanks installed in accordance with the Rules of the Board of Standards and Appeals relating to the receiving and storing of light fuel oils and pumped directly into a dry cleaning unit or units by means of a closed leakproof pipe and pump system.
- 5.8 In any such coin-operated dry cleaning establishment, no member of the general public shall be permitted to do spotting or sponging or make use of any device employing live steam or heat for pressing or finishing.
- 5.9 Any pressing or finishing, spotting or sponging may be performed only by a qualified operator and these operators shall be located within an enclosed space separated from the customer area.

Rule 6. Ventilation

- 6.1 In coin-operated establishments all dry cleaning units shall be installed in such a manner so that the working or maintenance portion of the equipment shall be separated from the front of such units by solid partitions. Access doors to the space in back of the machines shall be kept closed and locked. Such establishments shall be ventilated in such a manner to preclude solvent vapors from being admitted to the combustion area of any device requiring an open flame or heating element. Solvent storage tanks, power boxes and other source of danger shall be so situated as to be inaccessible to the general public.
- 6.1.1 Any drying equipment shall be located at least 25'-0" from any dry cleaning unit unless placed in an enclosed area.
- 6.2 Coin-operated dry cleaning establishments shall be equipped with adequate ventilation to provide at least four (4) complete changes of air volume an hour. The minimum ventilation specified here shall be maintained at all times when the coin-operated dry cleaning establishment is open.
- 6.3 All dry cleaning units must be provided with facilities to cause an inward flow of 100 cubic feet of air per minute through the loading door of any such units when the same is open.
- 6.4 Additional general ventilation of the service area back of coin-operated dry cleaning units shall be provided so that in emergencies a minimum of one air change per minute of the enclosed service area will be provided.
- 6.5 All coin-operated dry cleaning establishments shall have sufficient ventilation so as to prevent an excessive concentration of solvent vapors in the dry cleaning establishment. An excessive concentration of solvent vapors shall be that which exceeds 100 parts of solvent vapors per one million parts of air during any work-day.
- 6.6 In addition to all other ventilation requirements provided for in these Rules, the following shall apply to coin-operated dry cleaning establishments:
- (a) A power exhaust system shall be provided for the removal of toxic vapors consisting of: at least one individual exhaust on each dry cleaning unit; scavenger ducts located in front of each unit; power exhaust fans for the space behind such unit; and air intakes located on the front grill of each such unit. All exhaust facilities shall be sealed and air tight and constructed in such manner so that all solvent vapors shall be discharged

mechanically to the open air in the manner specified in subsection 1 through 4 of Rule 6.8 hereof. All exhaust facilities shall be operated continually while the premises are open to the public. Provisions must be made by air intakes to replace air exhausted from the establishment to the outside.

- 6.7 A scavenger duct shall be provided in the front of each unit and shall be designed to pick up vapors surrounding the equipment near the floor. The suction inlet for these scavenger ducts shall be located not less than two or more than six inches above the floor and shall exhaust 300 feet of air per minute.
- 6.8 The equipment exhausts, or vents shall terminate at the outer air in the following manner:
- (1) At least 7 feet above the roof, street, yard or court grade on which it opens of the premises in which said establishment shall be located, and
- (2) The exhaust shall be under positive pressure by reason of a mechanical fan, and
- (3) The terminal of the exhaust shall be at least five feet from any window or ventilating opening if the window or ventilating opening lies on the same plane as the exhaust terminal and when the windows, or ventilating openings lie on a plane which faces in the direction of the exhaust terminal such terminal shall be at least 10 feet from such opening, and
- (4) All direct equipment exhausts or vents shall be provided with mesh lint arrestors which shall be kept clean. When lint traps are provided on the units, mesh lint arrestors may be omitted from the exhaust equipment.

Rule 7. Operating Precautions

- 7.1 A legible printed notice embodying these Rules shall be posted in a conspicuous place in all coin-operated dry cleaning establishments.
- 7.2 Coin-operated dry cleaning establishments shall post complete legible printed operating instructions near the machines. These instructions shall include a warning to the effect that garments or materials which retain an odor of the cleaning solvent are dangerous if placed in a small enclosed space such as an automobile.
- 7.3 The owner-operator of any coin-operated dry cleaning establishment shall furnish to any person cleaning out a dry cleaning unit an approved type respirator for his use during the process of cleaning out any such unit.
- 7.4 All equipment shall be installed in such manner as to minimize noise, vibration, smoke, and odors, and other forms of nuisances to the occupants of the premises in which such cleaning establishment may be located or to the occupants of any adjacent premises.
- 7.5 A trained attendant shall be present at all times when the coin-operated dry cleaning establishment is open. The training of this attendant shall include knowledge of the safe operation of the machine installed and in the handling of emergency situations. The telephone number of the owner-operator shall be posted conspicuously for emergencies.
- 7.6 No member of the general public who is less than sixteen years of age shall be permitted to insert into or remove from any dry cleaning unit any textile, fabric, garment or other article. A lighted indoor sign to such effect shall be posted conspicuously in all coin-operated dry cleaning establishments. All coin-operated dry cleaning establishments shall also display lighted indoor signs warning the general public of the danger of excessive vapor inhalation and skin irritation from unevaporated dry cleaning solvent.

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- 7.7 All dry cleaning machines used in a coin-operated dry cleaning establishments shall be fitted with an interlocking device which will prevent the opening of the door of any such machine (a) while such machine is in operation and (b) until solvent vapors have been removed from any textile, fabric, garment or other article and from the tumbler in which the same shall be placed.
- 7.8 The odor of any solvent used in a coin-operated dry cleaning unit in a dry cleaning establishment shall not be masked or altered in any fashion.
- 7.9 All coin-operated dry cleaning units shall have the dry load capacity of the unit as rated by the Board, based on the factor of 2.8 times the cubic feet capacity of the basket displayed on the face of the unit.
- 7.10 Spotting or sponging with inflammable liquid solvent shall not be permitted in coin-operated dry cleaning establishments except as provided in Rule 5.9.
- 7.11 A scale shall be located on premises to assure that the rated dry load capacity of coin-operated dry cleaning machine shall not be exceeded.

Rule 8. Penalties

Any violation of these Rules by an operator shall subject him or her to the penalties prescribed in the Zoning Resolution effective December 15, 1961 and the employee and owner shall be deemed responsible for any violation.

It shall be unlawful to exceed the posted dry load capacity of any coin-operated dry cleaning unit.

Rule 9. Effective Date of Rules

The effective date of these rules shall be twenty (20) days after date of publication of the rules as adopted.

Rule 10.

If any term or provision of any of the aforesaid Rules shall be held unconstitutional or ineffective in whole or in part, such determination shall not be deemed to invalidate the remaining terms or provisions of these Rules.

RULES

RULES RELATING TO SMOKING IN PROTECTED PORTIONS OF FACTORIES, AND IN SPECIAL CLASSES OF OCCUPANCIES.

Adopted by the Board of Standards and Appeals August 13, 1918, effective September 9, 1918, under the powers conferred upon the Board by Section 718-a, Subsections 2 and 3 (Old Charter) to supplement Section 283 of the Labor Law (Old Section 83c).

[Cal. 1262-18-SR]

Labor Law

Section 283. Smoking.

1. No person shall smoke in a factory. A notice of such prohibition stating the penalty for violation thereof shall be kept posted in every entrance hall, elevator, stair hall and room of a factory in English, and in such other languages as the fire commissioner of the city of New York in such city and elsewhere the commissioner shall direct.

2. The board in its rules may permit smoking in protected portions of a factory, or in such classes of occupancies where in its opinion the safety of the employees will not be endangered thereby. The fire commissioner of the city of New York in such city and elsewhere the commissioner may issue such permits in accordance with rules adopted by the board.

3. The fire commissioner of the city of New York in such city and elsewhere the commissioner shall enforce this section.

RULE 1. Permit.

(a) **Prohibition.** No person shall smoke, or carry a lighted cigar or cigarette in any factory as defined in Article 1, Section 2, of the State Labor Law, nor in any portion of a factory, within the City of New York, except in such protected portions or special classes of occupancies as are specified in Rule 2 of these rules, and then only after the issuance of a permit by the administrative official.

It shall be the joint and several duty of the owner and of the lessee or lessees of the building containing such factory or factories to cause to be posted in each and every entrance hall, stair hall or room throughout the building, as well as in every elevator car, in English, and also in such other language or languages—as the administrative official shall direct, a notice of such prohibition, and the penalty for its violation.

(b) **Application.** Application for such permit shall be made only by the owner of the building on suitable blank forms to be furnished by the administrative official.

(c) **Time Limit.** Such permit shall be for a definite period, not exceeding one year, and shall not be renewed upon the expiration until a reinspection of the premises for which it is issued has been made for the purpose of determining whether existing conditions warrant a renewal.

(d) **Conditions.** The permit shall state the conditions under which the hours between which, and the place or places in such factory where smoking may be permitted, and this

permit shall be framed and kept posted in a conspicuous place in the factory.

(e) **Revocation.** Violation of any of the conditions specified in the permit in addition to incurring such penalties as are prescribed by law, shall be full and sufficient cause for the revocation of such permit by the administrative official, and shall not again issue a permit for the same premises until at least one year has elapsed.

Rule 2. Permissible Cases.

Smoking may be permitted in:

(a) Factories engaged in the manufacture of cigars, cigarettes, or smoking tobacco, when necessary for the efficient conduct of the business, provided that:

(1) No smoking other than that for sampling, testing and experimental purposes is carried on.

(2) Such smoking is conducted in a room provided especially for that purpose, separated from the rest of the building by fireproof or fire-resisting partitions, with all openings therein protected by self-closing fire doors, and further, unless the building is of fireproof construction or provided with an approved automatic sprinkler system, the floor and ceiling of such room shall be covered with fire-retarding material.

(3) Such chemical fire extinguishers as the administrative official may direct are installed.

(4) All waste paper and other inflammable waste materials are deposited in fireproof receptacles.

(b) Factories devoted entirely to one of the following occupancies:

Blacksmithing or horseshoeing;
Boiler making;
Brick, terra cotta or artificial stone works;
Forge shops;
Foundries;
Iron, steel, brass or copper works;
Machine shops;
Smelting;
Stone or monumental works;

provided that in any case:

(1) The building is not of wooden construction;

(2) Such chemical fire extinguishers as the administrative official may direct are installed;

(3) All waste paper and other inflammable waste materials are deposited in fireproof receptacles.

BOARD OF STANDARDS AND APPEALS
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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps **NOT ACCEPTABLE**.

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BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

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No. 9

In Memoriam—Charles M. Blum

WHEREAS, Charles M. Blum was a member of the Board of Standards and Appeals from February 17th, 1934 until October 4th, 1949; and

WHEREAS, prior to his service on the Board, Commissioner Blum served as president of the Carpenter's Union and had supervised the construction of many large projects; and

WHEREAS, subsequent to his service on the Board he devoted his time, until retirement from the Engineering staff of the Board of Water Supply, to the supervision of construction of facilities designed to augment the supply of water for the City of New York; and

WHEREAS, during his dedicated service to labor and to the public he endeared himself to all those associated with him;

RESOLVED, that the Board of Standards and Appeals, its officers and staff express their great sorrow at his loss and deep sympathy for his family; and be it further

RESOLVED, that a copy of this resolution be sent to Mrs. Charles M. Blum.

DIRECTORY

BOARD OF STANDARDS AND APPEALS

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Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior)	April 15, 1958.
Fire Drill Rules	Dec. 28, 1961—Vol. 46, No. 52
Fire Resistive, Flameproof Materials, etc., Rules for Testing of Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and	Feb. 1, 1962—Vol. 47, No. 5

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	Last Publication
Oil Selling Stations	June 30, 1960—Vol. 45, No. 26
Fireproof Wood, Testing of.....	Apr. 13, 1937—Vol. 22, No. 15
Gas Shut-Off Rules	Apr. 7, 1925—Vol. 10, No. 14
Hatchway Protection	June 5, 1928—Vol. 13, No. 23
Insulating Fibre Board Rules ...	Mar. 25, 1952—Vol. 37, No. 13A
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Feb. 11, 1947—Vol. 32, No. 6
Oil Burner Rules	June 25, 1959—Vol. 44, No. 25
Opening Protective Assemblies, Rules for Inspection of	May 27, 1954.
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules	Aug. 3, 1937—Vol. 22, No. 31
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply)	Nov. 13, 1956.
Procedure, Rules of	Oct. 8, 1959—Vol. 44, No. 40
Smoking in Factories, Rules for..	Feb. 22, 1962—Vol. 47, No. 8
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	Feb. 8, 1962—Vol. 47, No. 6
Sprinkler, Rules	June 29, 1937—Vol. 22, No. 26
Standpipe Fireline Rules	June 8, 1937—Vol. 22, No. 23
Structural Alterations, Reporting.	June 7, 1932—Vol. 17, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code)...	Sept. 3, 1946—Vol. 31, No. 36
Zoning Resolution, Rule to Supplement Section 19-A—July 11, 1958.	

Section I, List of Approved Gas Fired Heating Equipment, Gas Burner and Heater Accessories. Oil Fired Heating Equipment and Oil Burner and Heater Accessories, issued June 1, 1955, listing all approvals through May 24, 1955.

Section II, List of Approved Concrete and Clay Products, issued June 27, 1958, listing all approvals through July 2, 1957.

These pamphlets may be purchased at 80 Lafayette Street, Manhattan. Single Copies \$1.25; By Mail—\$1.50 (Cash only).

Further Sections will be published, containing other approved materials and appliances.

MARCH 2, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Friday morning March 2, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matter:

156-62-SR

Proposed Rules covering Coin-Operated Dry Cleaning Establishments.

MAX H. FOLEY, *Chairman.*

MARCH 6, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, March 6, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

104-48-BZ—Vol. II

APPLICANT—Elliot Saltzman for Corner Realty Corporation, owner.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7 (a) of the Zoning Resolution, to permit in a business use district, the erection of a second floor on the southeasterly portion of the building and the construction of an enclosure to the existing loading and unloading area at an existing laundry.

PREMISES AFFECTED—1801-1811 Avenue Z and 2551-2583 East 18th Street, northeast corner, Block 7439, Lots 45 and 51, Borough of Brooklyn.

1544-61-BZ

APPLICANT—Samuel Rosenblum for Vincent Sabella, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7h and 7c of the Zoning Resolution, to permit in a residence and local retail

use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—3225 Throop Avenue, west side, 90.23 feet south of East Gun Hill Road, Block 4618, Lot 36, Borough of The Bronx.

1545-61-BZ

APPLICANT—Albert Melniker for Michael J. Bilotto, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a retail and residence use district, the maintenance of a parking lot for patron parking extending into the residence portion of the plot for use in conjunction with the adjoining restaurant.

PREMISES AFFECTED—476 Bement Avenue, west side, 125 feet north of Forest Avenue, Block 168, Lot 50, West Brighton, Borough of Richmond.

1550-61-BZ

APPLICANT—Joseph Mitchell for 25 Beekman Street Parking Corporation, owner.

SUBJECT—Application October 9, 1961—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution, to permit in a retail use district for a temporary term of years, the erection of a four story and cellar building for use as an open type parking garage.

PREMISES AFFECTED—23-27 Beekman Street, south side, 120 feet, 6¼ inches west of William Street, Block 92, Lots 34, 35, 36, Borough of Manhattan.

1551-61-A

APPLICANT—Joseph Mitchell for 25 Beekman Street Parking Corporation, owner.

SUBJECT—Application October 9, 1961—Appeal from a decision of the Borough Superintendent re-opening in rear enclosure wall.

PREMISES AFFECTED—23-27 Beekman Street, south side, 120 feet 6¼ inches west of William Street, Block 92, Lots 34, 35, and 36, Borough of Manhattan.

1553-61-BZ

APPLICANT—Elliot Saltzman for Leonard Ventura, owner.

SUBJECT—Application October 10, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing one story building from a laundry to laundry machine repairs and sales and the storage of new and used laundry equipment.

PREMISES AFFECTED—1710 Pacific Street, south side, 306 feet 4 inches east of Schenectady Avenue, Block 1342, Lot 25, Borough of Brooklyn.

1558-61-BZ

APPLICANT—Lama, Proskauer and Prober for Dora Green and Joyce Cheney, c/o Lester Taylor, owners.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a temporary term of years in an existing 14 story building the maintenance of the existing stores on the first floor, doctors' and dentists' offices above the first floor in which the doctors and dentists do not reside and the use of a dental laboratory in connection with the dentists office.

PREMISES AFFECTED—100 Central Park South, 1431-1439 Avenue of the Americas, southwest corner, Block 1011, Lot 33, Borough of Manhattan.

1560-61-BZ

APPLICANT—Lama, Proskauer and Prober for Atlantic Pontiac Incorporated, owner.

SUBJECT—Application October 4, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in an unrestricted and residence use district, the extension of the existing uses of auto parking,

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storage and display of used cars to include sale and display of new and used cars and the storage and parking of motor vehicles extending into the residence portion of the premises.

PREMISES AFFECTED—975-997 Atlantic Avenue, north side, 238 feet west of Classon Avenue, 114-126 Lefferts Place, Block 2019, Lot Part 65, Borough of Brooklyn.

1567-61-BZ

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing 3 story building from public garage to the manufacture of flashlights and batteries, office, storage and loading and unloading with a business sign for a temporary term of twenty (20) years.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

1568-61-A

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—Appeal from a decision of the Borough Superintendent re—egress, steel stairs, etc.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

1569-61-BZ

APPLICANT—Carl H. Salminen for Anna I. Von Sholly, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Sections 7e, 7i and 7f of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station, lubritorium, car wash, minor motor vehicle repairs with hand tools only, office, storage, open parking of motor vehicles waiting to be serviced and public parking with a ground sign for a temporary term of twenty years.

PREMISES AFFECTED—137-36 35th Avenue, 35-08 Leavitt Street, southwest corner, Block 4960, Lot 19, Flushing, Borough of Queens.

1575-61-BZ

APPLICANT—De Rose and Cavaliere for Charlotte Parking Corporation, owner.

SUBJECT—Application October 17, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—831 Brady Avenue, north side, 50 feet west of Muliner Avenue, Block 4297, Lots 3 and 5, Borough of The Bronx.

1582-61-BZ

APPLICANT—Murray L. White for Edward Giuliano, owner.

SUBJECT—Application October 18, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a local retail use district for a stated term of years, the erection of a one story building for use as a factory and warehouse with employee and patron parking in the open area.

PREMISES AFFECTED—866-870 Glenmore Avenue, south side, 40 feet east of Montauk Avenue, Block 4008, Lots 15, 16 and 17, Borough of Brooklyn.

1878-61-BZ

APPLICANT—Lama, Proskauer and Prober for Morris R. Weinberg and Philip H. Weinberg, owners.

SUBJECT—Application December 13, 1961—decision of the

Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district for a temporary term of twenty-five years, the erection of a one story building for use as a factory, storage, office, warehousing, manufacturing, display and sales of drugs and pharmaceuticals, assorted products, sundries and vitamin products with patron and employee parking and loading and unloading in the open area with a business sign, the proposed building exceeds the permitted area coverage encroaches on the required rear yard and setback from a mapped street.

PREMISES AFFECTED—227-15 North Conduit Boulevard, north side, 731.04 feet west of 230th Place, Block 13193, Lot 170, Laurelton, Borough of Queens.

998-55-BZ

APPLICANT—Leonard F. Rothkrug for Private Garages, Inc., owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting partly in a business use district and partly in a residence use district the parking and storage of motor vehicles.

PREMISES AFFECTED—1638 8th Avenue, west side, 110 feet 7 inches north of Prospect Avenue, Block 1112, Lot 54, Borough of Brooklyn.

662-56-BZ

APPLICANT—Leonard F. Rothkrug for Governale Estates, Inc., owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expires February 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a business and residence use district, the maintenance of a parking lot for pleasure type cars only.

PREMISES AFFECTED—3875 Flatlands Avenue, north side, 100 feet east of Flatbush Avenue and 1973-1983 Flatbush Avenue, east side, 30 feet north of Flatlands Avenue, Block 7821, Lots 21, 23 and 122, Borough of Brooklyn.

145-56-BZ—Vol. II

APPLICANT—Leonard F. Rothkrug for Raymond Feiden and Anne Eisenberg, owners.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired June 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and unrestricted use district, the maintenance of a parking lot to be used in conjunction with the existing parking lot on the adjoining plot, previously granted by the Board.

PREMISES AFFECTED—1266-1276 East 17th Street and 1619-1623 Chestnut Avenue, northwest corner and 1611-1613 Chestnut, north side, 53 feet 4½ inches west of East 17th Street, Block 6736, Lots 34 and 82, Borough of Brooklyn.

438-39-BZ—Vol. III

APPLICANT—Elliot Saltzman for Fannie Wolf, owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired September 25, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c, 7f and 7i of the Zoning Resolution, permitting in a business use district, the extension in use and area of existing gasoline service station lubritorium, auto laundry and store, to include motor vehicle repair shop with hand tools only.

PREMISES AFFECTED—4312-4318 Church Avenue, south side, 40 feet 8 inches west of Troy Avenue, Block 4897, Lots 7 and 10, Borough of Brooklyn.

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110-37-BZ—Vol. II

APPLICANT—Schwartzberg and Mozor for Mary Goldstein, owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired January 29, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting partly in a business use and partly in a residence use district, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—345-349 9th Street, north side, 245 feet 9 inches west of 6th Avenue and 314-332 8th Street, south side, 138 feet 1 inch west of 6th Avenue, Block 1005, Lots 26 to 36 inclusive, 57, 58 and 59, Borough of Brooklyn.

392-21-BZ—Vol. II

APPLICANT—Meyer Press, Esq. for Jeanne Gold, owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expires February 25, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a business use district the reconstruction and extension of an existing gasoline service station.

PREMISES AFFECTED—1210-1216 Myrtle Avenue and 75-83 Suydam Street, southwest corner, Block 3205, Lots 25 and 26, Borough of Brooklyn.

842-55-BZ

APPLICANT—Henry Nordheim for Maria Petrera, owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—3544 Eastchester Road, east side, 100 feet south of Needham Avenue and 1211 Mickle Avenue, Block 4726, Lots 6 and 37, Borough of The Bronx.

398-32-BZ—Vol. II

APPLICANT—Henry Nordheim for Atlas Zaharis, owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired November 27, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 7i of the Zoning Resolution, permitting in a residence and business use district, a motor vehicle repair shop.

PREMISES AFFECTED—570 East Fordham Road and 2514 Hoffman Street, southeast corner, Block 3067, Lot 48, Borough of The Bronx.

819-59-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for H. C. Bohack Co., Inc., owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of time to complete, expired June 14, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c and 7e of the Zoning Resolution, permitting in a business and residence use district, the erection and maintenance of a retail supermarket with accessory customer and employee parking.

PREMISES AFFECTED—2566 Boston Road and 2538 Barnes Avenue, southeast corner and 2553 Matthew Avenue, Block 4440, Lots 16, 20, 27, 39 and 41, Borough of The Bronx.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

1308-61-BZ

APPLICANT—Carl H. Salminen for Bard Holding Corporation, owner.

SUBJECT—Application August 10, 1961—decision of the Borough Superintendent, under Sections 7e, 7i, 7A and 21 of the Zoning Resolution, to permit in a retail use, D area district, the erection of a one story extension for use as a garage with roof parking and repair of owners trucks in conjunction with the existing uses of machine shop, office, vault, garage and dwelling, the proposed extension exceeds the permitted area coverage, encroaches on the required rear yard, and has business entrances within 75 feet of a residence use district for a stated term of 20 years.

PREMISES AFFECTED—222-15 to 222-19 Northern Boulevard, northwest corner of 223rd Street, 43-33 222nd Street, Block 6328, Lots 1 and 39, Bayside, Borough of Queens.

Hearing closed—Laid over from November 28, 1961, to December 12, 1961, for inspection and decision; then to January 16, 1962, for decision; applicant to submit new plans; then to February 6, 1962, for hearing at request of applicant; applicant to submit new plans; then to March 6, 1962, for decision and drawings at the request of the applicant.

1012-48-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Mary G. Wallace and Socony Mobil Oil Company, owners.

SUBJECT—Application reopened October 17, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail and residence use district, the extension in area and the erection of a one story extension to an existing gasoline service station with lubritorium, minor auto repairs, car washing, utility room, office and sales with parking in the open area, the proposed work includes additional gas tanks, gas pumps, signs and curb cuts.

PREMISES AFFECTED—164-01 to 164-13, (164-05 official) Union Turnpike and 78-31 to 78-41 164th Street, northeast corner, Block 6972, Lots 26, 27 and 29, Flushing, Borough of Queens.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision.

902-52-BZ—Vol. IV

APPLICANT—Lama, Proskauer and Prober for Charles Wallach, owner.

SUBJECT—Application reopened October 17, 1961 as Volume IV—decision of the Borough Superintendent, under Sections 7i and 7e of the Zoning Resolution, to permit in a retail and residence use district, the erection of a one story building for use as an auto rental agency with repairing and servicing of owners cars, office and storage with the parking and storage of the owners cars in the open area.

PREMISES AFFECTED—164-15 to 164-25, (164-17 official) Union Turnpike and 78-28 to 78-36 165th Street, northwest corner, Block 6972, Lots 21 and 25, Flushing, Borough of Queens.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision.

602-51-BZ—Vol. VII

APPLICANT—Robert Gottlieb for Hermany Realty Corporation, owner.

SUBJECT—Application reopened September 19, 1961 as Volume VII—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a two story extension to an existing milk processing plant that exceeds the permitted area coverage, encroaches

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ing on the required setbacks and does not provide a side yard.

PREMISES AFFECTED—2338 Hermany Avenue, south side, 341.56 feet East of Havemeyer Avenue, Block 3697, Lots 19, 21 and 25, Borough of The Bronx.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision.

530-56-BZ—Vol. II

APPLICANT—Harry Soled for John and Mary Malone, owner.

SUBJECT—Application reopened July 18, 1961 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district for a stated term of years at an existing florist and nursery store previously granted by the Board, the erection of a one story extension for use as a greenhouse.

PREMISES AFFECTED—826-830 Avenue V, south side, 111.47 feet west of Coney Island, Block 7159B Part of Lot 111, Borough of Brooklyn.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision.

336-59-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Shell Oil Company and Julius and Margaret Jenkins, owners.

SUBJECT—Application reopened September 26, 1961 as Volume II decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, lubritorium, car washing, minor auto repairs, office and sales, storage room and the parking and storage of motor vehicles in the open area with a post standard sign for a temporary term of twenty years.

PREMISES AFFECTED—838-846 Fulton Street and 489-493 Vanderbilt Avenue southeast corner, Block 2010, Lots 25, 27, 28 and 29, Borough of Brooklyn.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision.

687-59-BZ—Vol. II

APPLICANT—Morris Kweller for Jawer Realty Corporation, owner.

SUBJECT—Application reopened October 10, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use, D area district, the erection of a one story extension to an existing building occupied for light manufacturing that exceeds the permitted area coverage.

PREMISES AFFECTED—127-19 101st Avenue, northwest corner of 129th Street, Block 9472, Lot 21, Richmond Hill, Borough of Queens.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision.

831-61-BZ

APPLICANT—Herman Kron for L.B. Oil Company Incorporated, owner.

SUBJECT—Application May 25, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, for a stated term of years, the erection and maintenance of a one story building for use as a car wash, auto repairing, incidental painting of cars and the parking and storage of more than five cars in conjunction with the sale of new and used automobiles.

PREMISES AFFECTED—44-54 Highland Boulevard, 8-10

Fanchon Place, southwest corner, Block 3481, Lot 16, Borough of Brooklyn.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision.

1018-61-BZ

APPLICANT—Larry Meltzer for Elm Park Estates Incorporated, owner.

SUBJECT—Application June 29, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use C area district, the erection of a one story and cellar building for use as retail stores, extending into the residence portion of the premises and the use of the open area for accessory parking, loading, unloading, the proposed building exceeds the accessory parking, loading and unloading, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—6815-6827 New Utrecht Avenue, 1537-1551 69th Street, northeast corner, Block 5574, Lot 1, Borough of Brooklyn.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision.

1364-61-BZ

APPLICANT—Samuel Rosenblum for Alice Berkowitz, owner.

SUBJECT—Application August 23, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use E-1 area district for a stated terms of years, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with an attendant's shed that encroaches on the required setbacks.

PREMISES AFFECTED—2081-2083 Mulliner Avenue, west side, 350 feet south of Lydig Avenue, Block 4297, Lots 51 and 52, Borough of The Bronx.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision.

1382-61-BZ

APPLICANT—Samuel Rosenblum for Rose Sakow, Executrix, Estate of Max Sakow, owner.

SUBJECT—Application August 29, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with a frame office within the required setbacks for a stated term of five years.

PREMISES AFFECTED—2058-2062 Mulliner Avenue, east side, 150 feet north of Brady Avenue, Block 4298, Lots 12, 13, and 14, Borough of The Bronx.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision.

559-47-BZ—Vol. V

APPLICANT—Frederick A. Ketcher for Ace Auto Sales Incorporated, owner; Rayco Auto Seat Covers Incorporated, lessee.

SUBJECT—Application reopened November 8, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7e and 7i of the Zoning Resolution, to permit in a business use district, at an existing new and used car salesroom, the erection of a one story extension and the change in occupancy to display, sale and installation of auto seat covers, tops, tires, batteries and miscellaneous

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accessories, parking of more than five motor vehicles and minor motor vehicle repairs with use of oxy-acetylene torch limited to the installation and service of mufflers, shock absorbers, brake service and wheel alignment with a ground sign.

PREMISES AFFECTED—1104-1122 Coney Island Avenue, west side, 267 feet 6 inches north of Avenue H, Block 6498, Lot 32, Borough of Brooklyn.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision.

1195-61-BZ

APPLICANT—H. M. Cole for 17 and 24 Corporation, owner.

SUBJECT—Application July 25, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a restricted retail use, B area district, the erection of a one story extension to an existing restaurant at the basement level in the rear yard of an existing multiple dwelling, the proposed extension encroaches on the required rear yard.

PREMISES AFFECTED—24 West 55th Street, south side, 325 feet west of 5th Avenue, Block 1270, Lot 20, Borough of Manhattan.

Hearing closed—Laid over from November 21, 1961, to December 19, 1961, for inspection and decision; then laid over from December 19, 1961, without date for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision.

567-43-BZ—Vol. III

APPLICANT—Philip P. Agusta for Gottscheer and Central Holding Company, Incorporated, owner.

SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a local retail and residence use, C area district the erection of a one story extension to an existing two story building as a bar and grill, meeting room, cabaret and kitchen extending into the residence portion of the premises and exceeding the permitted area coverage.

PREMISES AFFECTED—655-657 Fairview Avenue, north side, 77.29 feet east of Linden Street, 2012-2014 Linden Street, Block 3485, Lot 1, Ridgewood, Borough of Queens.

Hearing closed—Laid over from February 20, 1962 to March 6, 1962, for inspection and for decision, insofar as the Board is authorized by amendment to the new Zoning Resolution; drawings to be corrected.

821-46-BZ—Vol. II

APPLICANT—Harry Silverman for Airport Motors Incorporated, owner.

SUBJECT—Application reopened September 19, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7i and 7A of the Zoning Resolution, to permit in a business use district for a temporary term of twenty (20) years, the erection of a one story extension to an existing auto showroom, service repair shop and storage garage for more than five motor vehicles previously granted by the Board, with business entrances and exits within 75 feet of a residence use district.

PREMISES AFFECTED—78-01 to 78-19 Northern Boulevard, northwest corner, from 78th Street to 79th Street, 32-62 to 32-70 79th Street and 32-65 to 32-71 78th Street, Block 1174, Lots 35 and 41, Jackson Heights, Borough of Queens.

Hearing closed—Laid over from February 20, 1962 to March 6, 1962 for inspection and for decision, insofar as the Board is authorized by amendment to the new Zoning Resolution.

1459-61-A

APPLICANT—Harry Silverman for Airport Motors Incorporated, owner.

SUBJECT—Application June 27, 1961—Appeal from a decision of the Borough Superintendent re—extension, tabular limits.

PREMISES AFFECTED—78-01 to 78-19 Northern Boulevard, northwest corner, from 78th Street to 79th Street, 32-62 to 32-70 79th Street and 32-65 to 32-71 78th Street, Block 1174, Lots 35 and 41, Jackson Heights, Borough of Queens.

47-59-BZ—Vol. II

APPLICANT—Nathan Lubroth for 100 Montague Corporation, owner; Love Lane Automotive Corporation, lessee.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the combining of three existing garage buildings using them conjunctively as a non-storage garage and discontinuing the second floor use.

PREMISES AFFECTED—12-18 College Place, east side, 77 feet, 11 inches north of Love Lane, Block 236, Lot 43, Borough of Brooklyn.

Hearing closed—Laid over from February 20, 1962 to March 6, 1962 for inspection and for decision, insofar as the Board is authorized by amendment to the new Zoning Resolution.

2004-61-A

APPLICANT—Nathan Lubroth for 100 Montague Corporation, owner; Love Lane Automotive Corporation, lessee.

SUBJECT—Application filed November 8, 1961—Appeal from a decision of the Borough Superintendent, re—Class 3 building to garage use.

PREMISES AFFECTED—12-18 College Place, east side, 77 feet, 11 inches north of Love Lane, Block 236, Lot 43, Borough of Brooklyn.

1509-61-BZ

APPLICANT—Arnold Haber for F and J Puzio Construction Company, owner.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, D and E-1 area district, for a temporary term of years, the erection and maintenance of a gasoline service station, lubritorium, sales and office, minor auto repairs and the parking of motor vehicles.

PREMISES AFFECTED—33 East 233rd Street, northeast corner of Herkimer Place, Block 3363, Lot 58, Borough of The Bronx.

Hearing closed—Laid over from February 20, 1962 to March 6, 1962 for inspection and decision, insofar as the Board is authorized by amendment to the new Zoning Resolution.

1512-61-BZ

APPLICANT—Daniel J. Pinsky for Miguel, Raymond and Angel Ruiz, owners.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7e and 7A of the Zoning Resolution, to permit in a local retail use district, the erection and maintenance of a gasoline service station, lubritorium, minor vehicle repairs, car wash and accessory storage with show windows within 75 feet of a residence use district.

PREMISES AFFECTED—905-909 Castle Hill Avenue, 2169-2175 Story Avenue, northwest corner, Block 3687, Lot 43, Borough of The Bronx.

Hearing closed—Laid over from February 20, 1962, to March 6, 1962, for inspection and decision, insofar as the Board is authorized by amendment to the Zoning Resolution; applicant to submit statements from brokers as to attempts to use property for conforming use.

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1514-61-BZ

APPLICANT—Aaron Halpern for Whitestone Operating Corporation, owner.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7d and 7a of the Zoning Resolution, to permit in a retail use district, at an existing restaurant with accessory parking, the maintenance of new and larger ground sign.

PREMISES AFFECTED—2560 Bruckner Boulevard, south side, 417.63 feet east of Brush Avenue, Block 5541, Lot 41, Borough of The Bronx.

Hearing closed—Laid over from February 20, 1962, to March 6, 1962 for inspection and for decision, insofar as the Board is authorized by amendment to the new Zoning Resolution; applicant to submit sign detail and map showing elevations.

1516-61-BZ

APPLICANT—Lama, Proskauer and Prober for 166 Carlton Avenue Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 19A (j) of the Zoning Resolution, to permit in a residence use B area district, the change in occupancy of an existing four story and cellar building from a public garage to the manufacturing, warehousing and storage of electrical appliances, loading and unloading, office and signs and without the required loading berth for a temporary term of twenty (20) years.

PREMISES AFFECTED—166-172 Carlton Avenue, west side, 164.3 feet south of Myrtle Avenue, Block 2072, Lot 36, Borough of Brooklyn.

Hearing closed—Laid over from February 20, 1962, to March 6, 1962, for inspection and for decision, insofar as the Board is authorized by amendment to the new Zoning Resolution; applicant to amend application and submit additional statement.

1517-61-A

APPLICANT—Lama, Proskauer and Prober for 166 Carlton Avenue Corporation, owner.

SUBJECT—Application September 19, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, change in use, egress.

PREMISES AFFECTED—166-172 Carlton Avenue, west side, 164.3 feet south of Myrtle Avenue, Block 2072, Lot 36, Borough of Brooklyn.

1523-61-BZ

APPLICANT—Lama, Proskauer and Prober for Cosmo Passalacqua, owner; Central Industrial Bank, lessee.

SUBJECT—Application October 3, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district for a temporary term of twenty years, the maintenance of a proposed two story and cellar building as a bank and doctor's office and dwelling with accessory parking in the open area with business signs and entrances.

PREMISES AFFECTED—1759-1761 Rockaway Parkway, 9701-9715 Avenue L, northeast corner, Block 8243, Lot 5, Borough of Brooklyn.

Hearing closed—Laid over from February 20, 1962, to March 6, 1962, for inspection and for decision, insofar as the Board is authorized by amendment to the new Zoning Resolution; applicant to amend application to include Section 21.

1531-61-BZ

APPLICANT—Elliot Saltzman for Telbros Realty Corporation, owner.

SUBJECT—Application October 4, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business use D area district, the erection of a one story extension to an existing building used for the manufacturing, storage, loading and unloading of incombustible materials and parking of

five trucks to increase the parking to more than five trucks, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—306-316 Van Brunt Street, west side, 50 feet north of Pioneer Street, Block 529, Lots 39, 40 and 41, Borough of Brooklyn.

Hearing closed—Laid over from February 20, 1962, to March 6, 1962, for inspection and for decision, insofar as the Board is authorized by amendment to the new Zoning Resolution.

1880-61-BZ

APPLICANT—Elliot Saltzman for James Manfrede, owner.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district on a plot presently occupied for the sale of used cars and auto parts, the erection of a one story and mezzanine building for the storage and sale of auto parts, office and the extension of the uses in the open area to include sale of cars not in running condition and used parts requiring gas and electric welding and cutting.

PREMISES AFFECTED—2401-2413 Cropsey Avenue 8841-8857 24th Avenue, northeast corner, Block 6891, Lots 4, 6, 8, and 11, Borough of Brooklyn.

Hearing closed—Laid over from February 20, 1962, to March 6, 1962, for inspection and for decision, insofar as the Board is authorized by amendment to the new Zoning Resolution; applicant to submit statement.

MAX H. FOLEY, *Chairman.*

MARCH 6, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, March 6, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

934-60-SA

APPLICANT—Standards, owner—coin-operated dry cleaning equipment.

244-61-SA

APPLICANT—Norge, owner—coin-operated dry cleaning equipment.

400-61-SA

APPLICANT—Whirlpool, owner—coin-operated dry cleaning equipment.

457-61-SA

APPLICANT—Westinghouse, owner—coin-operated dry cleaning equipment.

668-61-SA

APPLICANT—International Duplex, owner—coin-operated dry cleaning equipment.

838-61-SA

APPLICANT—Hard Metal Fabricators, owner—coin-operated dry cleaning equipment.

852-61-SA

APPLICANT—Bill Glover, Inc., owner—coin-operated dry cleaning equipment.

1445-61-SA

APPLICANT—Philco, owner—coin-operated dry cleaning equipment.

1649-61-SA

APPLICANT—Maestrelli, owner—coin-operated dry cleaning equipment.

1943-61-SA

APPLICANT—Detrex, owner—coin-operated dry cleaning equipment.

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90-62-SA

APPLICANT—Vamco, owner—coin-operated dry cleaning equipment.

401-61-A

APPLICANT—Henry I. Zeisel for Gellman and Zeisel, owners.
SUBJECT—Application March 28, 1961—Appeal from a decision of the Borough Superintendent re—non-fireproof construction—exits, factory.
PREMISES AFFECTED—216 Centre Street, east side, 150½ feet south of Grand Street, Block 235, Lot 9, Borough of Manhattan.

269-61-A

APPLICANT—Lama, Proskauer and Prober for Mercer-way Realty Corporation, owner.
SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block 474, Lot 29, Borough of Manhattan.

60-61-A

APPLICANT—A. L. Seiden for A. Blank, Incorporated, owner; Chemical Bank N.Y. Trust Company, lessee.
SUBJECT—Application January 25, 1961—Appeal from an order of the Fire Commissioner re—Automatic Sprinkler System.
PREMISES AFFECTED—84-85 South Street, north side, 43.7 feet west of John Street, Block 72, Lot 27, Borough of Manhattan.

153-61-A

APPLICANT—Ludwig Hanauer for Florence Feifer, owner.
SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.
PREMISES AFFECTED—508 Broadway, east side, 224 feet 7 inches north of Broome Street, Block 483, Lot 9, Borough of Manhattan.

161-61-A

APPLICANT—Robert Teichman for Anna Schenkel, owner.
SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—Automatic Sprinkler System.
PREMISES AFFECTED—75 Gold Street, west side, 25 feet south of Spruce Street, Block 100, Lot 2, Borough of Manhattan.

216-61-A

APPLICANT—74-76 Laight St. Corporation, owner.
SUBJECT—Application February 20, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.
PREMISES AFFECTED—74-76 Laight Street, northeast corner of Washington Street, Block 218, Lot 2, Borough of Manhattan.

218-61-A

APPLICANT—Max Siegel Associates for 350 Greenwich Realty Corporation, owner.
SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.
PREMISES AFFECTED—350-354 Greenwich Street, 34-36 Harrison Street, northwest corner, Block 183, Lots 15 and 17, Borough of Manhattan.

377-61-A

APPLICANT—Benjamin Schaffer, President for Chamber's Realty Company, Incorporated, owner.
SUBJECT—Application March 29, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.
PREMISES AFFECTED—1 and 2 Hudson Street, northeast corner of Chambers Street, Block 140, Lot 1, Borough of Manhattan.

172-61-A

APPLICANT—Arthur H. Rosenfeld for Harry Steigman, owner.
SUBJECT—Application February 15, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler system.
PREMISES AFFECTED—547-549 Avenue of The Americas, southwest corner of West 15th Street, Block 790, Lot 40, Borough of Manhattan.

227-61-A

APPLICANT—Joseph Kiell for Sarah A. Worthylake, owner.
SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—204-206 Lafayette Street, west side, 136 feet 4½ inches north of Broome Street, Block 482, Lots 34 and 35, Borough of Manhattan.

246-61-A

APPLICANT—Joseph A. Russo d/b/a Mildred Nursing Home, owner.
SUBJECT—Application March 2, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—1501 80th Street, 7921 15th Avenue, northeast corner, Block 6270, Lot 1, Borough of Brooklyn.

1204-61-A

APPLICANT—Crinnion and Crinnion for Manhattan Four Corporation, owner.
SUBJECT—Application July 25, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for Variation of Section 34 and Section 216 of the Multiple Dwelling Law re—minimum dimensions of yard and courts.
PREMISES AFFECTED—348 East 78th Street, south side, 170 feet west of First Avenue, Block 1452, Lot 34, Borough of Manhattan.

1549-61-A

APPLICANT—Hector Ferreras for Eugene A. Mathews, owner.
SUBJECT—Application October 9, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—1050 Victory Boulevard, east side, 287.65 feet south of Highland Avenue, Block 603, Lot 38, Meiers Corners, Borough of Richmond.

1690-61-A

APPLICANT—Kenneth W. Milnes for Manuel and Margarita Perez Varela, owners.
SUBJECT—Application November 14, 1961—Filed pursuant to Section 36, Art. 3, of the General City Law—re building not facing legal street.
PREMISES AFFECTED—14 Wilson View Place, west side, 65.24 feet south of Douglas Road, Block 835, Lot 152, Emerson Hill, Borough of Richmond.

1691-61-A

APPLICANT—Kenneth W. Milnes for Manuel and Margarita Perez Varela, owners.
SUBJECT—Application November 14, 1961—Filed pursuant to Section 36, Art. 3, of the General City Law—re building not facing legal street.
PREMISES AFFECTED—16 Wilson View Place, west side, 95.24 feet south of Douglas Road, Block 835, Lot 154, Emerson Hill, Borough of Richmond.

1991-61-A

APPLICANT—Charles Abraham for Carlton Hill Corporation, owner; Gordon-Lacey Chemical Products Company lessee.
SUBJECT—Application December 14, 1961—Appeal from a decision of the Borough Superintendent re—manufacturing excessive.
PREMISES AFFECTED—57-27 49th Street, east side, 391.04 feet south of 56th Road, Block 2600, Lot 500, Maspeth, Borough of Queens.

MAX H. FOLEY, Chairman

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MARCH 20, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, March 20, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

183-29-BZ—Vol. II

APPLICANT—Charles M. Spindler for Arthur, Albert and Aaron Herman, owners.

SUBJECT—Application reopened January 23, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7A of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station with the accessory uses of lubrication, auto washing (non-automatic), office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign and show windows and business signs within 75 feet of a residence use district.

PREMISES AFFECTED—778-781 Fifth Avenue and 217-225 29th Street, northwest corner, Block 665, Lot 40, Borough of Brooklyn.

229-49-BZ—Vol. V

APPLICANT—Leonard F. Rothkrug and Herbst and Rusciano for Peter I. Feinberg, owner.

SUBJECT—Application reopened January 23, 1962 as Volume V—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the construction and maintenance of a customers and employees parking lot accessory to the adjoining retail uses for a temporary term of years. (No fee to be charged).

PREMISES AFFECTED—1002-1028 Metcalf Avenue and 1661-1669 Bruckner Boulevard, northeast corner, Block 3721, Lots 1, 8, 10, 14 and 19, Borough of The Bronx.

78-61-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Stanley W. Berman and Antonette Sabbrese, owners.

SUBJECT—Application reopened January 16, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station, lubricatorium, minor auto repairs, non-automatic car wash, storage room, office and sales and the parking and storage of motor vehicles in the open area with ground signs for a temporary term of twenty (20) years.

PREMISES AFFECTED—634-660 New York Avenue and 452 Fenimore Avenue, southwest corner, and 383 Hawthorne Street, Block 4814, Lots 45, 46 and 50, Borough of Brooklyn.

961-57-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for T. Harry Glick, owner.

SUBJECT—Application reopened January 16, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension of the use of an existing one story building occupied as a motor vehicle repair shop to include storage garage with business signs.

PREMISES AFFECTED—1818-1840 53rd Street, south side, 127.11¼ feet East of 18th Avenue, Block 5480, Lot 14, Borough of Brooklyn.

962-57-A—Vol. II

APPLICANT—Lama Proskauer and Prober for T. Harry Glick, owner.

SUBJECT—Application reopened January 16, 1962 as Volume II—Appeal from a decision of the Borough Superintendent, re—Class 3 construction—tabular heights.

PREMISES AFFECTED—1818-1840 53rd Street, south side, 127.11¼ feet east of 18th Avenue, Block 5480, Lot 14, Borough of Brooklyn.

1372-61-BZ

APPLICANT—Hyman H. Smith for Marie Litzinger, owner.

SUBJECT—Application August 25, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of years.

PREMISES AFFECTED—2940-2942 West 22nd Street, west side, 233 feet, 6¾ inches north of Surf Avenue, Block 7057, Lot 24, Borough of Brooklyn.

1456-61-BZ

APPLICANT—Leonard Lazarus for John Martinelli, owner; Runway 19, Incorporated, lessee.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7h and 19B (c) of the Zoning Resolution, to permit in a residence use F area district, the maintenance of a parking lot to provide parking spaces for a proposed hotel that is not on the same lot.

PREMISES AFFECTED—151-07 North Conduit Boulevard, northeast corner of 151st Place, Block 12133, Lot 1, Jamaica, Borough of Queens.

1478-61-BZ

APPLICANT—Leonard Lazarus for John Martinelli and Tobias Miller, owners; Runway 10 Incorporated, lessee.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 19B (c) and 7h of the Zoning Resolution, to permit in a residence use F area district, the maintenance of a parking lot to provide parking spaces for a proposed hotel that is not on the same lot.

PREMISES AFFECTED—150-24 135th Avenue and 150-11 to 150-19 (150-15 official) North Conduit Avenue, and 135-02 to 135-10 151st Place, northwest corner, Block 12132, Lots 22 and 25, Jamaica, Borough of Queens.

1543-61-BZ

APPLICANT—Burke and Groh for Isabel Costa and Edward J. Madden, owners; Shell Oil Company, lessee.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a retail use district, the extension in area and reconstruction of an existing gasoline service station, auto washing (non-automatic), lubrication, office, sale of accessories, minor repairs with hand tools only and the parking of cars awaiting service with a ground sign.

PREMISES AFFECTED—149-04 14th Avenue, southeast corner of Cross Island Parkway, Block 4660, Lots 19 and 22, Whitestone, Borough of Queens.

1584-61-BZ

APPLICANT—Harry Hurwit for Associated Architects 860 Fifth Avenue, Corporation, owner.

SUBJECT—Application October 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use B area district, the extension of an existing multiple dwelling by enclosing the terrace and thereby exceeding the permitted area coverage.

PREMISES AFFECTED—860 Fifth Avenue, 2 East 68th Street, southeast corner, Block 1382, Lot 69, Borough of Manhattan.

1750-61-BZ

APPLICANT—Max Siegel Associates for Leo Silver, owner; New York State Dept of Labor, Employment Div., lessee.

SUBJECT—Application November 14, 1961—decision of the Borough Superintendent, under Section 19A (j) of the Zoning Resolution, to permit in a retail -1 and business -1 use, B area district, the removal of the existing

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required loading berth in an 8 story and cellar office and storage building to provide additional office space.
PREMISES AFFECTED—247-259 West 54th Street, north side, 81 feet 3 inches east of 8th Avenue, Block 1026, Lot 8, Borough of Manhattan.

1522-61-BZ

APPLICANT—Samuel Rosenblum for Sydney Trattler, owner.

SUBJECT—Application October 3, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—53-03 97th Street, southeast corner of Christie Avenue, Block 1897, Lot 27, Elmhurst, Borough of Queens.

Laid over from February 20, 1962, to March 20, 1962, for continued hearing at request of applicant to present further argument.

765-48-BZ

APPLICANT—Paul Friedman for Sol and Ray Solomon, owners.

SUBJECT—Application reopened February 20, 1962 for consideration as to extension of term of variance, expired December 4, 1961 and amendment of the resolution—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the use of an open lot as a miniature golf course with an office and store.

PREMISES AFFECTED—71-81 (75 official) Beach 36th Street, west side, 158.67 feet south of Sprayview Avenue; 90-100 Beach 37th Street and 36-02 to 36-20 Boardwalk, Block 15869, Lots 18 and 20, Edgemere, Borough of Queens.

303-26-BZ—Vol. IV

APPLICANT—Hodges, Reavis, McGrath and Downey for Hayson Corporation, owner.

SUBJECT—Application reopened February 20, 1962 for consideration as to extension of term of variance, expires April 15, 1963 and amendment of the resolution—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence and business use districts, the lower or ground floor for the storage of paper cartons and the upper floor for the manufacture, storage and distribution of infants apparel, quilts, blankets, pillows and office incidental thereto.

PREMISES AFFECTED—405-423 44th Street, north side, 38 feet west of 4th Avenue, Block 729, Lot 72, Borough of Brooklyn.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

269-56-BZ—Vol. II

APPLICANT—Larry Meltzer for Julia and Mike Novelli, owners; Grabstein Brothers Incorporated, lessee.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use, D area district, the erection of a one story and cellar extension to an existing one story restaurant that exceeds the permitted area coverage.

PREMISES AFFECTED—1845 Rockaway Parkway and 9701 to 9715 Avenue M, northeast corner, Block 8262, Lot 6, Borough of Brooklyn.

Hearing closed—Laid over to January 16, 1962, for hearing at request of an objector; then laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

279-33-BZ—Vol. II

APPLICANT—Albert J. Marlo for Newman Building Company, Incorporated, owner; California Oil Company, lessee.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c, 7A and 21 of the Zoning Resolution, to permit in a local retail and residence use D and F area district the reconstruction and extension in area of an existing gasoline service station, lubritorium, office and accessory sales, auto washing (non-automatic) minor repair shop, safety inspection station and the parking and storage of more than five cars extending into the residence portion of the premises with curb cuts, ground sign within 75 feet of a residence use district, the parking area encroaches on the required setbacks.

PREMISES AFFECTED—127-02 to 127-16 New York Boulevard and 161-40 to 161-60 Baisley Boulevard, south west corner and 161-45 to 161-55 128th Avenue Block 12269, Lots 29 and 35, Springfield Gardens, Borough of Queens.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

146-57-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Frank Mastramauro, owner.

SUBJECT—Application reopened November 8, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in an unrestricted and residence use district, the use of the open area located in the residence portion of the premises for the parking of more than five motor vehicles and access to the factory and garage, with repair shop, lubritorium, welding shop, paint shop and upholstery shop located in the unrestricted portion of the premises.

PREMISES AFFECTED—219-29 141st Avenue, north side, 100.24 feet east of 219th Street, Block 13143, Lot 109, Springfield, Borough of Queens.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

364-58-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Jeanne S. Diloreto, owner.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail use, "D" area district, in an existing one story and cellar building that exceeds the permitted area coverage, the construction of a second floor for use as offices.

PREMISES AFFECTED—80-21 to 80-23 164th Street, east side, 60.43 feet north of 81st Avenue, Block 7014, Lot 26, Flushing, Borough of Queens.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

1616-61-A

APPLICANT—Lama Proskauer and Prober for Jeanne Diloreto, owner.

SUBJECT—Application filed August 30, 1961—Appeal from a decision of the Borough Superintendent, re—walls.

PREMISES AFFECTED—80-21 to 80-23 164th Street, east side, 60.43 feet north of 81st Avenue, Block 7014, Lot 26, Flushing, Borough of Queens.

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767-59-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Twin Container Company, Incorporated, owner.

SUBJECT—Application reopened October 31, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7e, 7h & 21 of the Zoning Resolution, to permit in a local retail and residence use C area district, the erection of a one story extension to an existing two story building and the change in use from bakery, storage and packing and store to a smoked meat processing plant, office, storage and locker rooms with private parking and loading and unloading in the open area, the proposed extension exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—13-15 Sumpter Street, north side, 250 feet west of Patchen Avenue, and 100-106 Marion Street, Block 1695, Lots 16, 17, 18 and 42, Borough of Brooklyn.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

947-61-BZ

APPLICANT—Charles A. Buckley, Jr. for Southmore Realty Corporation, owner; Hawthorne Garage Corporation, lessee.

SUBJECT—Application June 7, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district, in an existing 12 story and penthouse multiple dwelling the use of the vacant parking space in the required accessory garage for transient parking.

PREMISES AFFECTED—209-223 (211 official) East 53rd Street, north side, 100 feet east of Third Avenue, Block 1327, Lots 5, 6, 7, 8, 8½, 9, and 10, Borough of Manhattan.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit statement; then set for March 20, 1962 for decision.

948-61-A

APPLICANT—Charles A. Buckley, Jr. for Southmore Realty Corporation, owner; Hawthorne Garage Corporation, lessee.

SUBJECT—Application June 7, 1961—Filed pursuant to Section 60 of the Multiple Dwelling Law re—Parking for transients in Multiple Dwelling.

PREMISES AFFECTED—209-223 (211 official) East 53rd Street, north side, 100 feet east of Third Avenue, Block 1327, Lots 5, 6, 7, 8, 8½, 9, and 10, Borough of Manhattan.

1402-61-BZ

APPLICANT—Crinnion and Crinnion for Ludwig J. Grill, owner.

SUBJECT—Application September 1, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a three story, two family dwelling that encroaches on the required setbacks from a mapped street.

PREMISES AFFECTED—1038 Neill Avenue, southwest corner of Hone Avenue, Block 4269, Lot 8, Borough of The Bronx.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

1404-61-BZ

APPLICANT—Arnold W. Lederer for Josephine Gabriel, owner.

SUBJECT—Application August 25, 1961—decision of the Borough Superintendent, under Sections 7i and 21 of the Zoning Resolution, to permit in business use district, the change in occupancy of an existing one story building from a junk yard and chicken market to an auto repair shop with body and fender repairs, welding, painting and spraying.

PREMISES AFFECTED—2774-2780 East 14th Street, west side, 136 feet, 9 inches north of Neptune Avenue, Block 7487, Lot 40, Borough of Brooklyn.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

1415-61-BZ

APPLICANT—Max Siegel Associates for G.A.L. Electro Mechanical Service, owner.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Sections 7a and 7c of the Zoning Resolution, to permit in a retail and residence use district, in an existing three story building, the extension of the factory use on the second and third floor to the first floor presently used for storage.

PREMISES AFFECTED—331-343 East 102nd Street, north side, 75 feet west of First Avenue, Block 1674, Lot 19, Borough of Manhattan.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, Southeast Corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

1423-61-BZ

APPLICANT—Leonard F. Rothkrug for Abraham Zirman, owner; Strauss Stores, lessee.

SUBJECT—Application September 8, 1961, decision of the Borough Superintendent, under Sections 7e & 7A and 21 of the Zoning Resolution, to permit in a local retail use "D" area district, in an existing retail store, for sale of auto accessories, the addition of accessory minor auto repairs with acetylene torch for the installation of seat covers, tires, mufflers and tail pipes, the change of an off-street loading to a service area, thereby making the building have excess area coverage and the use of the curb cut within 75 feet of a residence district for a term of fifteen years.

PREMISES AFFECTED—1178 Castle Hill Avenue, southeast corner of Gleason Avenue, Block 3820, Lot 9, Borough of The Bronx.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

636-60-BZ—Vol. II

APPLICANT—Robert Gottlieb for Hermany Realty Company, owner.

SUBJECT—Application reopened April 11, 1961 as Volume

CALENDAR

II—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for parking and storage of more than five (5) cars of the passenger type for employees only, no fees charged.

PREMISES AFFECTED—2310 Hermany Avenue, south side, 88 feet east of Havemeyer Avenue, Block 3697, Lot 11, Borough of The Bronx.

Hearing closed—Laid over from July 11, 1961 to July 25, 1961, for inspection and decision; applicant to submit diagram and statement; then laid over for re-inspection and decision; date to be set; owner to comply with the requirements of previous resolutions; applicant to submit letter reporting compliance; then set for January 16, 1962; then laid over from January 16, 1962, without date, for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

687-54-BZ—Vol. II

APPLICANT—Gill and Halpern for Estate of Louis Pillari; Kathleen Pillari Administrator.

SUBJECT—Application reopened September 26, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a retail use district in an existing building occupied as a garage for more than five motor vehicles, the extension of the uses to include minor auto repairs and gasoline service station.

PREMISES AFFECTED—11-06 to 11-08 30th Avenue and 9-40 Main Street, south west corner, Block 507, Lot 31, Astoria, Borough of Queens.

Hearing closed—Laid over from December 12, 1961 to January 16, 1962, for decision; then laid over from January 16, 1962, without date, for decision if the new Zoning Resolution is amended to permit the Board to act; then to March 20, 1962 for decision.

1354-61-BZ

APPLICANT—Carl H. Salminen for Free Gospel Church Assemblies of God, owner.

SUBJECT—Application August 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use D-D area district, the erection of a two story and basement extension to an existing church that exceeds the permitted area coverage and encroaches on the required setbacks from a mapped street.

PREMISES AFFECTED—156-15 Sanford Avenue, 41-30 157th Street, northwest corner, Block 5329, Lot 32, Flushing, Borough of Queens.

Hearing closed—Laid over from December 5, 1961, to December 12, 1961, for inspection and decision; then to January 16, 1962, for decision; applicant to submit revised drawings; then laid over from January 16, 1962, without date, for decision if the new Zoning Resolution is amended to permit the Board to act; then to March 20, 1962 for decision.

MAX H. FOLEY, *Chairman.*

MARCH 20, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, March 20, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

939-61-A

APPLICANT—One Ninety Park Row, Incorporated, owner; Yat Gaw Min Company, lessee.

SUBJECT—Application December 30, 1960—Appeal from a Violation order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—192 Park Row, west side, 80

feet, 9 inches south of Worth Street, 196 Worth Street, Block 161, Lot 3, Borough of Manhattan.

292-61-A

APPLICANT—Irwin Emerman for Leonard Kaplan, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—95 Reade Street, south side, 74 feet 6 inches west of Church Street, 113 Chambers Street, Block 145, Lot 6, Borough of Manhattan.

264-61-A

APPLICANT—Solon S. Kane for Jessie Acker and Maurice Good, owners.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—324-328 Pearl Street, east side, 100 feet north of Peck Slip, Block 106, Lot 18, Borough of Manhattan.

1664-61-A

APPLICANT—Lawrence W. Larsen for John J. Raggi, owner.

SUBJECT—Application November 8, 1961—Filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—96 Longview Road, east side, 141.31 ft. south of Concord Place, Block 631, Lot 135, Concord, Borough of Richmond.

15-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—551 Oder Avenue, southeast corner of Hay Street, Block 3172, Lot 24, Concord, Borough of Richmond.

16-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—553 Oder Avenue, east side, 33.23 ft. south of Hay Street, Block 3172, Lot 23, Concord, Borough of Richmond.

17-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—557 Oder Avenue, east side, 58.23 feet south of Hay Street, Block 3172, Lot 21, Concord, Borough of Richmond.

18-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—559 Oder Avenue, east side, 83.23 feet south of Hay Street, Block 3172, Lot 20, Concord, Borough of Richmond.

19-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—563 Oder Avenue, east side,

CALENDAR

108.23 feet south of Hay Street, Block 3172, Lot 19, Concord, Borough of Richmond.

20-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—565 Oder Avenue, east side, 133.23 feet south of Hay Street, Block 3172, Lot 18, Concord, Borough of Richmond.

21-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—569 Oder Avenue, east side, 158.23 feet south of Hay Street, Block 3172, Lot 16, Concord, Borough of Richmond.

22-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—571 Oder Avenue, east side, 183.23 feet south of Hay Street, Block 3172, Lot 35, Concord, Borough of Richmond.

23-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—579 Britton Avenue, east side, 111.17 feet north of Baltic Avenue, Block 3155, Lot 13, Concord, Borough of Richmond.

24-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—581 Britton Avenue, east side, 94.50 feet north of Baltic Avenue, Block 3155, Lot 12, Concord, Borough of Richmond.

25-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—583 Britton Avenue, east side, 71.83 feet north of Baltic Avenue, Block 3155, Lot 11, Concord, Borough of Richmond.

26-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—585 Britton Avenue, east side, 49.16 feet north of Baltic Avenue, Block 3155, Lot 10, Concord, Borough of Richmond.

27-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant

to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—587 Britton Avenue, east side, 26.49 feet north of Baltic Avenue, Block 3155, Lot 8, Concord, Borough of Richmond.

28-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—589 Britton Avenue, northeast corner of Baltic Avenue, Block 3155, Lot 6, Concord, Borough of Richmond.

29-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—644 Britton Avenue, southwest corner of Hay street, Block 3172, Lot 1, Concord, Borough of Richmond.

30-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—646 Britton Avenue, west side, 38.36 feet south of Hay Street, Block 3172, Lot 3, Concord, Borough of Richmond.

31-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—650 Britton Avenue, west side, 63.36 feet south of Hay Street, Block 3172, Lot 4, Concord, Borough of Richmond.

32-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—652 Britton Avenue, west side, 88.36 feet south of Hay Street, Block 3172, Lot 5, Concord, Borough of Richmond.

33-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—656 Britton Avenue, west side, 113.36 feet south of Hay Street, Block 3172, Lot 7, Concord, Borough of Richmond.

34-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—658 Britton Avenue, west side, 138.36 feet south of Hay Street, Block 3172, Lot 8, Concord, Borough of Richmond.

CALENDAR

35-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—662 Britton Avenue, west side, 163.36 feet south of Hay Street, Block 3172, Lot 9, Concord, Borough of Richmond.

36-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—664 Britton Avenue, west side, 188.36 feet south of Hay Street, Block 3172, Lot 10, Concord, Borough of Richmond.

MAX H. FOLEY, *Chairman*.

MINUTES

REGULAR MEETING

TUESDAY MORNING, FEBRUARY 20, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon, February 6, 1962, were approved as printed in the Bulletin of February 15, 1962, Vol. 47, No. 7.

327-41-BZ—Vol. II

APPLICANT—Philip P. Agusta for Joseph Foraldo, owner.

SUBJECT—Application reopened November 8, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension of the uses in an existing one story building presently occupied as a rag and metal storage to include rag baling, junk shop and metal storage and use of an oxy-acetylene torch for junk and metal storage in the open area and parking of cars,

PREMISES AFFECTED—191-195 Woodpoint Road and 230-234 Skillman Avenue, southeast corner, Block 2893, Lot 12, Borough of Brooklyn.

APPEARANCES—

For Applicant: Philip P. Agusta.

For Opposition: None.

ACTION OF BOARD—Laid over to February 27, 1962, at 10 A.M. for continued hearing; applicant to amend application and change drawings.

567-43-BZ—Vol. III

APPLICANT—Philip P. Agusta for Gottscheer and Central Holding Company, Incorporated, owner.

SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a local retail use, C area district the erection of a one story extension to an existing two story building as a bar and grill, meeting room, cabaret and kitchen extending into the residence portion of the premises and exceeding the permitted area coverage.

PREMISES AFFECTED—655-657 Fairview Avenue, north side, 77.29 feet east of Linden Street, 2012-2014 Linden Street, Block 3485, Lot 1, Ridgewood, Borough of Queens.

APPEARANCES—

For Applicant: Philip P. Agusta, Ferdinand Sbaschnig and Herman Lackner.

For Opposition: Louis Zimmer, Louis Firmbach, Robert Koch and Emil Hermig.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. for inspection and for decision insofar as the Board is authorized by amendment to the new Zoning Resolution; drawings to be corrected, hearing closed.

821-46-BZ—Vol. II

APPLICATION—Harry Silverman for Airport Motors Incorporated, owner.

SUBJECT—Application reopened September 19, 1961 as Volume II decision of the Borough Superintendent, under Section 7i and 7A of the Zoning Resolution, to per-

mit in a business use district, for a temporary term of twenty (20) years, the erection of a one story extension to an existing auto showroom, service repair shop and storage garage for more than five motor vehicles previously granted by the Board, with business entrances and exits within 75 feet of a residence use district.

PREMISES AFFECTED—78-01 to 78-19 Northern Boulevard, northwest corner, from 78th Street to 79th Street, 32-62 to 32-70 79th Street and 32-65 to 32-71 78th Street, Block 1174, Lots 35 and 41, Jackson Heights, Borough of Queens.

APPEARANCES—

For Applicant: Harry Silverman, Nat Koepfel and Irving Koepfel.

For Opposition: None.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. for inspection and for decision insofar as the Board is authorized by amendment to the new Zoning Resolution; hearing closed.

1459-61-A

APPLICANT—Harry Silverman for Airport Motors Incorporated, owner.

SUBJECT—Application June 27, 1961—Appeal from a decision of the Borough Superintendent re—extension, tabular limits.

PREMISES AFFECTED—78-01 to 78-19 Northern Boulevard, northwest corner, from 78th Street to 79th Street, 32-62 to 32-70 79th Street, 32-65 to 32-71 78th Street, Block 1174, Lots 35 and 41, Jackson Heights, Borough of Queens.

APPEARANCES—

For Applicant: Harry Silverman, Nat Koepfel and Irving Koepfel.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. for inspection and decision; hearing closed.

47-59-BZ—Vol. II

APPLICANT—Nathan Lubroth for 100 Montague Corporation, owner; Love Lane Automotive Corporation, lessee.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the combining of three existing garage buildings using them conjunctively as a nonstorage garage and discontinuing the second floor use.

PREMISES AFFECTED—12-18 College Place, east side, 77 feet, 11 inches north of Love Lane, Block 236, Lot 43, Borough of Brooklyn.

APPEARANCES—

For Applicant: Nathan Lubroth, Boris Landy and F. W. N. Tardy.

For Opposition: Harry Holtzman, Everett Meyers, Jerome C. Smiley, Jr., Marion Harris, Alven Philips, Fred Kourdbage, Dorothy Jessup, Mildred Mohsen, Rose Voyor, Mrs. George Flanagan, Gene Wanat, P. W. Pfeifer, Harold F. Louer, John Mohsen and Israel Cohen.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. for inspection and for decision insofar as the

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Board is authorized by amendment to the new Zoning Resolution; hearing closed.

2004-61-A

APPLICANT—Nathan Lubroth for 100 Montague Corporation, owner; Love Lane Automotive Corporation, lessee.

SUBJECT—Application filed November 8, 1961—Appeal from a decision of the Borough Superintendent, re—Class 3 building to garage use.

PREMISES AFFECTED—12-18 College Place, east side, 77 feet 11 inches north of Love Lane, Block 236, Lot 43, Borough of Brooklyn.

APPEARANCES—

For Applicant: Nathan Lubroth, Boris Landy and F. N. Tardy.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. for inspection and decision; hearing closed.

1509-61-BZ

APPLICANT—Arnold Haber for F and J Puzio Construction Company, owner.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, D and E-1 area district, for a temporary term of years, the erection and maintenance of a gasoline service station, lubricatorium, sales and office, minor auto repairs and the parking of motor vehicles.

PREMISES AFFECTED—33 East 233rd Street, northeast corner of Herkimer Place, Block 3363, Lot 58, Borough of The Bronx.

APPEARANCES—

For Applicant: Arnold Haber and Frank M. Puzio.

For Opposition: Sarah J. Huerstel, William Huerstel, Thomas E. McKeon, Marie and Matthew Fitzsimons, Johanna Luttinger, Walter G. Phelps, Mary E. Dunleavy, Elvin L. Cheatom and Kenneth Cheatom, Eunice S. Carroll, M. A. Edward J. Dengler, Anthony Falco, Edward J. Dunleavy, Laura Elser and others.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. for inspection and for decision insofar as the Board is authorized by amendment to the new Zoning Resolution; hearing closed.

1512-61-BZ

APPLICANT—Daniel J. Pinsky for Miguel, Raymond and Angel Ruiz, owners.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7e and 7A of the Zoning Resolution, to permit in a local retail use district, the erection and maintenance of a gasoline service station, lubricatorium, minor vehicle repairs, car wash and accessory storage with show windows within 75 feet of a residence use district.

PREMISES AFFECTED—905-909 Castle Hill Avenue, 2169-2175 Story Avenue, northwest corner, Block 3687, Lot 43, Borough of The Bronx.

APPEARANCES—

For Applicant: Daniel J. Pinsky, Raymond Ruiz and Kenneth Reiss.

For Opposition: Katherine M. O'Malley, Katherine M. Creedon, Anna Duhne, Mario J. Lombardi, Julius Mets, Catherine M. Clifford, Elizabeth A. Carey, Mary L. Seebald, Helen B. Schoof, Theresa Woodason, W. Hastall, Caroline Hastall, Dorothy Sullivan, Louis J. Povadnich, Peter A. Gross, Mary Dowling, Elsie Kumpost and others.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. for inspection and for decision insofar as the Board is authorized by amendment to the new Zoning Resolution; applicant to submit statements from brokers as to attempts to use property for conforming use; hearing closed.

1514-61-BZ

APPLICANT—Aaron Halpern for Whitestone Operating Corporation, owner.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7e and 7a of the Zoning Resolution, to permit in a retail use district, at an existing restaurant with accessory parking, the maintenance of new and larger ground sign.

PREMISES AFFECTED—2560 Bruckner Boulevard, south side, 417.63 feet east of Brush Avenue, Block 5541, Lot 41, Borough of The Bronx.

APPEARANCES—

For Applicant: Aaron Halpern and Frank Bagge.

For Opposition: None.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. for inspection and for decision insofar as the Board is authorized by amendment to the new Zoning Resolution; applicant to submit sign detail and map showing elevations; hearing closed.

1516-61-BZ

APPLICANT—Lama, Proskauer and Prober for 166 Carlton Avenue Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 19A (j) of the Zoning Resolution, to permit in a residence use B area district, the change in occupancy of an existing four story and cellar building from a public garage to the manufacturing, warehousing and storage of electrical appliances, loading and unloading, office and signs and without the required loading berth for a temporary term of twenty (20) years.

PREMISES AFFECTED—166-172 Carlton Avenue, west side, 164.3 feet south of Myrtle Avenue, Block 2072, Lot 36, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti and Abraham N. Olshan.

For Opposition: Mr. and Mrs. Vincent Corbo, Mrs. Julia Lembo, Mrs. Miriam Moskop, Mr. and Mrs. Frank Frodella and Mrs. Mary Festa.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. for inspection and for decision insofar as the Board is authorized by amendment to the new Zoning Resolution; applicant to amend application and submit additional statement; hearing closed.

1517-61-A

APPLICANT—Lama, Proskauer and Prober for 166 Carlton Avenue Corporation, owner.

SUBJECT—Application September 19, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, change in use, egress.

PREMISES AFFECTED—166-172 Carlton Avenue, west side, 164.3 feet south of Myrtle Avenue, Block 2072, Lot 36, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti and Abraham N. Olshan.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. for inspection and for decision; hearing closed.

1522-61-BZ

APPLICANT—Samuel Rosenblum for Sydney Trattler, owner.

SUBJECT—Application October 3, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—53-03 97th Street, southeast corner of Christie Avenue, Block 1897, Lot 27, Elmhurst, Borough of Queens.

APPEARANCES—

For Applicant: Samuel Rosenblum.

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For Opposition: Arline Morello, Louis Moroa, Cornelius Linehan, Karl Christmann and William A. Stack.
ACTION OF BOARD—Laid over to March 20, 1962, at 10 A.M. for continued hearing at request of applicant.

1523-61-BZ

APPLICANT—Lama, Proskauer and Prober for Cosmo Passalacqua, owner; Central Industrial Bank, lessee.

SUBJECT—Application October 3, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a temporary term of twenty years, the maintenance of a proposed two story and cellar building as a bank and doctor's office with accessory parking in the open area with business signs and entrances.

PREMISES AFFECTED—1759-1761 Rockaway Parkway, 9701-9715 Avenue L, northeast corner, Block 8243, Lot 5, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. for inspection and for decision insofar as the Board is authorized by amendment to the new Zoning Resolution; applicant to amend application to include Section 21; hearing closed.

1531-61-BZ

APPLICANT—Elliot Saltzman for Telbros Realty Corporation, owner.

SUBJECT—Application October 4, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of Zoning Resolution, to permit in a business use D area district, the erection of a one story extension to an existing building used for the manufacturing, storage, loading and unloading of incombustible materials and parking of five trucks to increase the parking to more than five trucks, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—306-316 Van Brunt Street, west side, 50 feet north of Pioneer Street, Block 529, Lots 39, 40 and 41, Borough of Brooklyn.

APPEARANCES—

For Applicant: Elliot Saltzman.

For Opposition: None.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. for inspection and for decision insofar as the Board is authorized by amendment to the new Zoning Resolution; hearing closed.

1880-61-BZ

APPLICANT—Elliot Saltzman for James Manfrede, owner.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district on a plot presently occupied for the sale of used cars and auto parts, the erection of a one story mezzanine building for the storage and sale of auto parts, office and the extension of the uses in the open area to include sale of cars not in running condition and used parts requiring gas and electric welding and cutting.

PREMISES AFFECTED—2401-2413 Cropsey Avenue, 8841-8857 24th Avenue, northeast corner, Block 6891, Lot 4, 6, 8, and 11, Borough of Brooklyn.

APPEARANCES—

For Applicant: Elliot Saltzman.

For Opposition: Julius Venner.

For Administration: Samuel Bodian for Park Dept.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. for inspection and for decision insofar as the Board is authorized by amendment to the new Zoning Resolution; hearing closed.

326-41-BZ—Vol. II

APPLICANT—Leonard F. Rothkrug for Marharita Boccia, owner.

SUBJECT—Application reopened January 23, 1962 for con-

sideration as to extension of term of variance, expired November 14, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7e in a residence use district, the continued use of a frame building for 7 car garage.

PREMISES AFFECTED—2222 Homecrest Avenue, west side, 180 feet south of Avenue V, Block 7372, Lot 16, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on November 14, 1956 this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the original variance was granted under Vol. I for a term of ten years, which expired on October 15, 1951; that the owner was not aware that the variance had not been renewed until several years after it had expired; that in 1956, the Board granted an extension of term of the variance for five years; that it is more than likely that the Board considered the fact that a new five year term would cover the additional five years during which the variance had lapsed; that the owner has been using only six of the seven permitted garage spaces and does not maintain them as a business proposition; that the amended zoning designation is R-4; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation November 14, 1961; and

WHEREAS, this application was reopened on January 23, 1962 and set for hearing on February 20, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on February 20, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 16, 1961 acting on Alt. Applic. No. 4377-54, reads:

"1. The proposed continued use of a frame bldg. for a (7) seven car garage located in a residence use district is contrary to Art. II Sec. 3 of Zone Resolution. Note—a variation for this use was granted under 326-41-BZ and expired 11-14-61."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on November 14, 1956, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit. . . ; that other than herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

721-41-BZ—Vol. III

APPLICANT—Dominick Salvati and Son for H. N. F. Realty Co., owner.

SUBJECT—Application reopened January 23, 1962 for consideration as to extension of term of variance, expires September 12, 1965—decision of the Zoning Resolution, previously granted on condition, under Sections 7e and 7i of the Zoning Resolution, permitting in a business use district, the maintenance of a gasoline service station, lubricatorium, office and minor repairs with hand tools only may be permitted within the accessory building.

PREMISES AFFECTED—260-01 to 260-09 Horace Harding Boulevard and 54-47 to 54-63 Little Neck Parkway, northeast corner, Block 8274, Lot 135, Little Neck, Borough of Queens.

MINUTES

APPEARANCES—

For Applicant: Leon Komondorea.

For Opposition: None.

ACTION OF BOARD—Application withdrawn.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application for extension of the term of the variance has been considered by the Board and it has been held that since the variance will not expire until 1965, it is too soon to consider an extension.

Resolved, that the application be and it hereby is withdrawn at the request of the applicant.

87-52-BZ

APPLICANT—Paul Gordon for Ida Shapiro, owner.

SUBJECT—Application reopened January 23, 1962 for consideration as to extension of term of variance, expired April 10, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—2840-2842 West 22nd Street, west side, 315 feet south of Neptune Avenue, Block 7016, Lot 25, Borough of Brooklyn.

APPEARANCES—

For Applicant: Paul Gordon.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, on July 1, 1952 this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened from time to time to extend the term of the variance and last extended, for a term of five years, on April 10, 1956; and

WHEREAS, the applicant states that at present there is no practical use for the land other than as a parking lot; that the adjacent vacant land is delinquent and in arrears in taxes; that in general, neither this block nor adjoining blocks are residential in character, although zoned as a residence district; that the amended designation is R-5; that on the same block there are several stores, an automobile repair shop recently granted under a zoning variance, and on each of the four corners, there is a business or factory; that the owner of the property, because of the condition imposed upon her in the original variance, has to date not even recovered the initial capital improvement cost to her to date, and with the increasing cost of taxes the maintenance of the property without any income would be a substantial hardship upon her; that automobile space remains acute and additional parking facilities are needed, especially so in the summer when the one sided parking is enforced and outside multitudes of visitors come to the summer resort area, wherein subject property is located; that the Board has granted variances of similar character in the same area, subsequent to the granting of same herein, which have been for longer periods of time; that because of the expense involved in making these renewal applications, in addition to which, the loss of time from the periodic granting of the variance, which was originally granted until July and has now been decreased to April, it is requested that the permit for parking be renewed for a period of ten years; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation April 10, 1961; and

WHEREAS, this application was reopened on January 23, 1962 and set for hearing on February 20, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on February 20, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated December 14, 1961 acting on Alt. Applic. No. 3823-51, reads:

"1. Parking & storage of motor vehicles in a residence use district is contrary to Art. II Sec. 3 of Zone Resolution."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on July 1, 1952, as amended through April 10, 1956, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

1000-55-BZ

APPLICANT—Leonard F. Rothkrug for G.H.N.B. Realities, Ins., owner.

SUBJECT—Application reopened January 23, 1962 for consideration as to extension of term of variance, expired October 30, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district a parking lot for more than 5 cars.

PREMISES AFFECTED—940-942 Marcy Avenue, west side, 80 feet south of Macon Street, Block 1850, Lots 26 and 35, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, on October 30, 1956 this application was granted by the Board on certain conditions; and

WHEREAS the applicant states that there have been no changes in the site or the zoning, nor in the character of the area; that on December 15, 1961 the zone was designated as C 1-1 and R-6; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation October 30, 1961; and

WHEREAS, this application was reopened on January 23, 1962 and set for hearing on February 20, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on February 20, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 27, 1961 acting on Alt. Applic. No. 4411-55, reads:

"1. Parking lot for more than 5 motor vehicles in a partly retail use district—partly in Residence use district is contrary to Art. II Sec. 3 of Zone Resolution."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on October 30, 1956, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

9-56-BZ

APPLICANT—Leonard F. Rothkrug for Anthony Esposito, owner.

MINUTES

SUBJECT—Application reopened January 23, 1962 for consideration as to extension of term of variance, expired October 16, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, a parking lot for 12 cars of the non-transient pleasure vehicle type.

PREMISES AFFECTED—2844 (2842-2844 official) West 24th Street, west side, 360 feet south of Neptune Avenue and 360 feet north of Mermaid Avenue, Block 7014, Lot 26, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on October 16, 1956, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that since the granting of the application, the owner has purchased the other adjoining lot, so that he now owns both side of the lot; that there has been no change in the character of the area and no new construction; that there have been no changes in zoning; that the amended zoning designation is R-5; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation October 16, 1961; and

WHEREAS, this application was reopened on January 23, 1961 and set for hearing on February 20, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on February 20, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 21, 1961 acting on Alt. Applic. No. 4518-55, reads:

"1. The proposed parking lot of motor vehicles (pleasure type) maximum twelve (12) Pleasure type cars non-transient, contrary to Art. II Sec. 3 of Zone Resolution.

Note: The above use was granted under Cal. #9-56-BZ expires 10/16/61."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on October 16, 1956, only as to the term of the variance in connection with Lot 26, Block 7014, Brooklyn, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit. . .; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

854-59-BZ

APPLICANT—Lynch and McManus for Nathan Greenbaum, owner.

SUBJECT—Application reopened December 12, 1961 for consideration as to extension of time to complete, expired June 14, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—Manor Avenue, east side, 100 feet south of East 174th Street, Block 3866, Lots 34 and 36, Borough of The Bronx.

APPEARANCES—

For Applicant: James J. Lyons, Jr. and John J. Lynch.

For Opposition: None.

ACTION OF BOARD—Time extended to complete the work.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on June 14, 1960, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that there have been no changes in zoning affecting this site, other than the adoption of the new Zoning Resolution itself; and

WHEREAS, the applicant requested reopening of this application and extension of time, to obtain permits and complete the work, which had expired by time limitation June 14, 1961; and

WHEREAS, this application was reopened on December 12, 1961 and set for hearing on January 23, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on January 23, 1962 after due notice by publication in the Bulletin; laid over to February 6, 1962; applicant to obtain new decision from the Borough Superintendent; then laid over to February 20, 1962 at request of applicant to obtain new decision of Borough Superintendent; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated February 8, 1962 acting on Alt. 572-62, reads:

1. Proposed parking of more than 5 motor vehicles located in an R-6 District is contrary to Art. II, Chapter 2; Art. V, Chapter 2 of the Zoning Resolution and contrary to B.S.A. Cal. #854-59-BZ.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on June 14, 1960, only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained."

693-61-BZ

APPLICANT—Carl H. Salminen for Cosmo Pacetta, owner.

SUBJECT—Application May 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E area district, the erection of a one story building with less than the required setback for an E area district, and for use as a refreshment stand for the sale of soda, candy, cigarettes, frankfurters and sandwiches, sale of fishing bait and tackle, boat rental and installation of two gasoline tanks and two pumps for the refueling of boats.

PREMISES AFFECTED—120 Beach 9th Street, east side, (361.38 feet mapped) 366.53 feet south of Seagirt Avenue, Block 15612, Lot 55, Far Rockaway, Borough of Queens.

APPEARANCES—

For Applicant: Robert Shaynak and Cosmo Pacetta.

For Opposition: Samuel Bodian, for Park Dept.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on September 19, 1961 after due notice by publication in the Bulletin; laid over the October 17, 1961, for inspection and decision; applicant to submit letter from city; hearing closed; then to November 14, 1961; applicant to inform Board in regard to permission to use the adjoining lot; then laid over at request of applicant; date to be set for decision after applicant reports as to possible purchase of adjoining Lot 51; then set for January 30, 1962, then to February 14, 1962 for inspection and decision if the new Zoning Resolution is amended to permit the Board to act;

MINUTES

Park Department to furnish the Board with an application form for concessionaires; then to February 20, 1962 for decision; applicant to amend drawing; and

WHEREAS, the decision of the Borough Superintendent, date May 15, 1961 acting on N.B. Applic. No. 1114-67, reads:

"1. The proposed erection of a refreshment stand in a Res. use district with accessory boat rental, sale of fishing bait and tackle, docking of boats and two gas pumps for the refueling of boats, is contrary to Art. II Sec. 3 Zone Res.

2. The proposed erection of a bldg. in an E area district within the required 10' setback from the street line is contrary to Art. IV, Sec. 15(d) Zone Res.

Note: This parcel of land is under the jurisdiction of the Dept. of Marine & Aviation whose denial is noted in their letter of May 12, 1961."

WHEREAS, the premises and surrounding area where inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7e and 21, for a term of ten (10) years, to permit in a residence use, E area district, the erection of a one-story building with less than the required setback for an E area district and for use as a refreshment stand for the sale of soda, candy, cigarettes, frankfurters and sandwiches and the sale of fishing bait and tackle, *on condition* that the work shall be done in accordance with drawings filed with this application dated May 16, 1961, 2 sheets and February 1, 1962, 3 sheets, with the exception that there shall be no open front on the north side of the building and the only openings on the north side shall be windows similar to those on the west front of the building; that signs shall be limited to non-illuminated signs placed flat against the building on the south and west sides not over 18 inches in height and of a total length not to exceed 30 feet; that the exterior of the building shall be stuccoed and kept in good condition; that all other laws, rules and regulations applicable shall be complied with; and that all permits shall be obtained and all work done and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

Adjourned 1:30 P.M.

James P. Mulroy, *Secretary*

REGULAR MEETING

TUESDAY AFTERNOON, FEBRUARY 20, 1962,
2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

19-61-A—Vol. II

Applicant—Lee Schoen for A. Trenkman Estates, owner.
SUBJECT—Application reopened November 14, 1961 as Volume II—Appeal from a decision of the Borough Superintendent, re—egress.

PREMISES AFFECTED—247-249 Center Street, west side, 121 feet, 2 inches south of Broome Street, and 179-183 Lafayette Street, Block 472, Lots 4 and 17, Borough of Manhattan.

APPEARANCES—

For Applicant: Lee Schoen and Lewis M. Isaacs, Jr.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 29, 1961 on Alt. Applic. 1799-60, reads:

"2. Provide two means of egress for each tenant each floor in accordance with the Sec. 271 Labor Law & Factory Exit Rules of the Bd. of Stds. & Appeals. Contrary to have a fire escape as a req'd means of egress in a building which is over six stories in height."

WHEREAS, the applicant states that the building is now equipped with an approved sprinkler system; that the Center Street fire escape does not conform to the current standards as to railings and ladders, it is contemplated, that the railings will be raised in height and the ladder will be replaced with a counterbalanced stair to comply with the standards of Section 273 Labor Law; that the owner has undertaken to improve the property and remove all hazardous conditions; that during the course of that work, a new application was filed with the Building Department; that the work done since the last application is as follows: 1.. replacement of all hall doors leading to tenant areas with new approved one-hour self-closing doors; 2. the sealing up with one-hour walls of all superfluous openings; 3. the replacement of elevator doors with one and a half hour self-closing doors; 4. the elimination of all exposed wood facias, soffits, wainscot and trim in the public hall; 5. the installation of new lighting; 6. the owner has compelled one of the tenants to install fireproofing around some of his work areas which has heat producing elements; that at the moment, the owner is about to undertake the repainting of all public halls, which has been deferred until completion of the above work; that the owner has also given orders, now in the process of completion, to replace all non-fireproof fire escape windows with kalamein wire-glassed doors and windows, and has on order ready for issuance to correct the fire escape railings and ladders in accordance with the plans filed with the Building Department and annexed to the appeal; that all work now done and that contemplated to be done under the plans attached to the appeal will provide complete safety to all occupants of the building, the owner is prepared to make an further reasonable improvements which the Board might deem necessary; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the requirements of the Labor Law, as cited in a decision of the Borough Superintendent, dated September 29, 1961, acting on Alt. Applic. 1799-60, Objection No. 2, and that the appeal be and it hereby is *granted*, *on condition* that the building shall conform to drawings filed with this appeal dated February 13, 1962, 10 sheets; that the approved sprinkler system presently in the building shall be maintained; and that all other laws, rules and regulations applicable shall be complied with.

226-61-A

APPLICANT—Joseph Kiell for Pasquale Matera, owner.
SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—92-94 Greene Street, east side, 100 feet north of Spring Street, Block 499, Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal withdrawn at the request of the applicant.

THE VOTE TO WITHDRAW—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

MINUTES

1150-61-A

APPLICANT—Peter S. Gluck for Jamed Properties, Incorporated, owner; Typhoon Air Conditioning Division, Hupp Corporation, lessee.

SUBJECT—Application July 13, 1961—Appeal from a decision of the Borough Superintendent re—bake oven.

PREMISES AFFECTED—505 Carroll Street, north side, 200 feet east of Third Avenue, 530 President Street, Block 448, Lot 13 (includes former 18) Borough of Brooklyn.

APPEARANCES—

For Applicant: Peter S. Gluck and Frank R. Benedict.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4
Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated June 22, 1961 on B.N. Applic. 788-61, reads:

"2. Fannon Infra Red gas operated oven non approved for use in the City of New York in accordance with Board of Standards and Appeals Spray Rules, Rule 4.3.1."

and

WHEREAS, the applicant states that the oven is developed by the FANNON DIVISION, HUPP CORPORATION from a type of perforated ceramic rayhead units, which are patented under Number 277529J as "Perfection-Schwank" burners; that the burners are used in the city for gas space heaters and are approved by the Board under Calendar Number 846-55-SA; that the metal parts are carried through a 5-stage "bonderite system" for rustproofing; that the materials in sequence are: 1. alkaline cleaner; 2. warm water rinse, maximum 110°F; 3. a water soluble compound containing about 1 percent sodium phosphate; 4. cold water rinse; 5. acid seal rinse which seals the phosphate coating; that this last bath contains 0.06 percent chromic acid; that none of the materials is inflammable; that from the "bonderite" equipment the parts are carried through a short dry-off oven of the same construction as the oven under appeal; that however, no inflammable material is involved in this drying process; that from here the objects are carried to the basic paint spray booth about 35 linear feet away, and then into the color spray booth; that both spray booths are of recirculating waterwash type, the excess paint particles being collected on screens in the water tank; that from the second spray booth the painted objects are carried 25 linear feet away to the last stage of the process, the paint baking, which is done in the oven under appeal; that the actual conveyor travel from spray booth to over is 38 feet; that the entire system except the oven is approved by the Building Department; that the oven frame is constructed of 1/8 inch formed structural channels and angles to which the oven walls are spot welded; that the walls are built of two layers of 20 gauge black iron the outer surface of which is prime coated; that between the two layers of metal a 3 inch layer of high density fiberglass insulation is accommodated; that all along the bottom part of the side walls louvers are inserted; that each side of the walls has 4 panels serving as explosion vents; that while the recommended ratio for explosion vents is one square foot to every 15 cubic feet of oven volume (NBFU pamphlet Number 86, page 14), the ratio is here 1 to 13.5; that the panels are gravity retained, as recommended; that the oven is tunnel shaped with metal panels at both ends which are so arranged that when a narrow object enters the tunnel, the openings can be reduced to 16 inches by 60 inches, and when the object is large, the opening is widened to 52 inches by 60 inches; that gas is fed through rigid 1/2 inch copper piping to the rayheads which are mounted along the two interior sides of the oven; that there are on each side of the oven two burner sections, one consisting of 20 rayheads (about 37 feet long), the other consisting of 17 rayheads (about 31 feet long); that along the top of the oven run three ventilating ducts with manually controllable louvers; that they all join in the main ventilation systems; that exhaust is effected by a "Chicago" cen-

trifugal fan #22 1/2, cl. 1, with a 3 HP, 1800 RPM, 3 phase 60 cycle totally enclosed fan cooled ball bearing motor, delivering 5,800 CFM air; that considering the fact that at a time maximum five small objects may travel within the oven, each of which remains approximately 7 minutes inside, and that the surface coating of an object is one mil, the largest object having a surface of 41.140 square inch, it is figured that about 1/70th of a gallon of solvent is evaporated per minute in the oven; that it follows therefore that the ventilation is by far within the required 10,000 CFM per gallon of solvent; that the oven is set 4 inches above the floor on a base of a 4 inch channel and filled with cement; that the base extends one foot beyond the oven on all sides; that the oven will operate only if the sequence as described on plans is carefully observed; that when all precautions are taken the ignition plug ignites the pilot flame which in its turn lights the line of a burner section; that the flame then travels the entire length of the burner assembly, and must be proved at the end of the line by an UL approved electronic combustion safeguard; that if flame travel is interrupted for any reason, the gas is automatically shut off and the cycle must be repeated; that the conveyor is interlocked with the gas supply and must be running before ignition; that any failure of the conveyor operation would stop the gas supply; that the ventilating blower is also interlocked with the gas supply which would be automatically cut off if operation of the blower would fail for any reason; that when natural gas is used the temperature of the ceramic heads is set to operate at 1650°F; that the two Maxon Premix burners are so adjusted that they control this setting; that the oven temperature is set to a high limit of 350°F; that the high temperature limit switch which is installed at the main line of the ventilating system, would shut off the gas supply if the oven temperature would for any reason exceed the 350°F limit; that while in operation the ceramic has a glowing surface without visible flame, and no substantial flame can extend through the tiny portholes of the ceramic; that the burner has no residual heat; that temperature of the ceramic drops 300°F in 2 seconds, and that temperature drop is effected in 8 seconds on the wire screen, so that after the gas is discontinued the burner assembly is at room temperature within less than a minute; that a manual gas shut off valve is installed at about 30 feet from the oven; that the building is equipped with an automatic two source sprinkler system and central office connection; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated June 22, 1961, acting on B.N. Applic. 788-61, Objection Number 2, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building and equipment shall conform to drawings filed with this appeal dated July 13, 1961, 4 sheets and February 1, 1962, 3 sheets; that a two-source sprinkler system with central office connection shall be maintained throughout the building; and that all other laws, rules and regulations applicable shall be complied with.

1233-61-A

APPLICANT—Schaefer and Atkin for Chestnut Realty Corporation, owner.

SUBJECT—Application July 28, 1961—filed pursuant to Section 310, of the Multiple Dwelling Law, re—cellar apartment.

PREMISES AFFECTED—609-615 Ft. Washington Avenue, west side, 101 feet, 13 1/8 inches north of West 187th Street, Block 2179, Lot 354, Borough of Manhattan.

APPEARANCES—

For Applicant: Victor E. Block.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0
Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

MINUTES

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated July 7, 1961 on Alt. Applic. 870-61, reads:

"A-1 Proposed occupancy of cellar apt. by a rent paying tenant is contrary to Sect. 216 Sub. 2-e and Sect. 34 Sub. 6 M.D. Law."

and
WHEREAS, the applicant states that Certificate of Occupancy Number 12701 was issued, reading "Tenement House" but not enumerating number and location of apartments; that however, the plan approved with N.B. Applic. 428-26 shows an apartment in the cellar, which is the apartment in question; that this cellar apartment was used by the Building Superintendent of the apartment house from 1927 for a number of years; that subsequently the Superintendent moved to an upper apartment above, based on a clause in the agreement between the Building Service Union and Apartment House Owners, which states that "Building Superintendents" must be allowed, if they so desire, to select an apartment above the cellar; that the cellar apartment shortly afterward, rented to another tenant, and is now being occupied by this tenant; that this apartment is a well laid out, well ventilated apartment with all legal plumbing approved by the Department; that the windows in the apartment ventilate on courts which are at or about the elevation of the floor of the apartment in question; that the south court is about 26 feet to the nearest building, the west court is about 22 feet to a retaining wall which does not interfere with the ventilation and about 40 feet to the nearest building; that the north court upon which only the bathroom and kitchen ventilate is 14 feet; and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and the conditions reported by the committee did not warrant granting of the application.

Resolved, that the decision of the Borough Superintendent, dated July 7, 1961, acting on Alt. Applic. 870-61, Objection Number A-1, be and it hereby is *affirmed* and that the appeal be and it hereby is *denied*.

1260-61-A

APPLICANT—John F. Fitzsimons for Graphic Talents Incorporated, owner.

SUBJECT—Application August 3, 1961—Appeal from a decision of the Borough Superintendent re—stair enclosure and class 3 construction.

PREMISES AFFECTED—44 East 52nd Street, south side, 182 feet west of Park Avenue, Block 1287, Lot 143, Borough of Manhattan.

APPEARANCES—

For Applicant: John F. Fitzsimons and Rudolf Birnbaum.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated July 25, 1961 on Alt. Applic. 2171-59, reads:

"11. Use of 4th, 5th and penthouse floors is contrary to Section C26-254.0 in that Bldg. is of Cl. 3 construction.

12. Provide a two hour stair enclosure as per Section C26-292.0 h (b)."

and

WHEREAS, the applicant states that the building is 18 feet by 100.5 feet in area, 5 stories and penthouse, 62 feet high, of class 3 construction, located in restricted retail use, class 1½ height district, built in 1906, vacant and being altered; that present Certificate of Occupancy Number 20685 issued 1935 against Alt. Applic. 755-35 given use and occupancy—office and two families; that the proposed use and occupancy will be: cellar—storage; basement—office, art department, studio and dark room, 11 persons; 1st floor—lobby and office, 5 persons; 2nd floor—office, 4 persons; 3rd floor—office, photographic studio and dark room, 3 persons; 4th

floor—office, 4 persons; 5th floor—office, 4 persons; penthouse—office, 2 persons; and

WHEREAS, the applicant states that the entire stair enclosure will be fire retarded with rock lath and ¾ inch gypsum plaster on both sides; that stairhall doors will be one hour fireproof self-closing; that a sprinkler system will be installed in the stairwell from top to bottom as indicated in the plan proposed conditions; that an elevator services the building from the basement to the fifth floor and is equipped with 1½ hours fireproof self-closing doors on each floor; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated July 25, 1961, acting on Alt. Applic. 2171-59 Objection Numbers 11 and 12, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this appeal dated August 3, 1961, 15 sheets; that the sprinkler system in the public halls shall be maintained; that any film used or stored in the building shall be of the safety type; and that a new Certificate of Occupancy shall be obtained.

588-60-A—Vol. II

APPLICANT—Arnold W. Lederer for 2513 Bedford Corporation, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—Appeal from an order and a decision of the Fire Commissioner—re installation of sprinkler system, previously denied.

PREMISES AFFECTED—2513 Bedford Avenue, east side, 210 feet south of Clarendon Road, Block 5190, Lot 73, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

60-61-A

APPLICANT—A. L. Seiden for A. Blank, Incorporated, owner; Chemical Bank N. Y. Trust Company, lessee.

SUBJECT—Application January 25, 1961—Appeal from an order of the Fire Commissioner re—Automatic Sprinkler System.

PREMISES AFFECTED—84-85 South Street, north side, 43.7 feet west of John Street, Block 72, Lot 27, Borough of Manhattan.

APPEARANCES—

For Applicant: A. L. Seiden and Marco J. Shemario.

For Administration: Lieut. John P. Manfredi, Fire Dept.
ACTION OF BOARD—Laid over to March 6, 1962, at 2 P.M. for inspection and decision; hearing closed.

153-61-A

APPLICANT—Ludwig Hanauer for Florence Feifer, owner.

SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—508 Broadway, east side, 224 feet 7 inches north of Broome Street, Block 483, Lot 9, Borough of Manhattan.

APPEARANCES—

For Applicant: Peter S. Gluck.

For Administration: Lieut. John P. Manfredi, Fire Dept.
ACTION OF BOARD—Laid over to March 6, 1962, at 2 P.M. for inspection and decision; hearing closed.

161-61-A

APPLICANT—Robert Teichman for Anna Schenkel, owner.

SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—Automatic Sprinkler System.

MINUTES

PREMISES AFFECTED—75 Gold Street, west side, 25 feet south of Spruce Street, Block 100, Lot 2, Borough of Manhattan.

APPEARANCES—

For Applicant: Robert Teichman.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to March 6, 1962, at 2 P.M. for inspection and decision; hearing closed.

216-61-A

APPLICANT—74-76 Laight St. Corporation, owner.

SUBJECT—Application February 20, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—74-76 Laight Street, northeast corner of Washington Street, Block 218, Lot 2, Borough of Manhattan.

APPEARANCES—

For Applicant: Herbert Shiff.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to March 6, 1962, at 2 P.M. at request of applicant for Fire Department's re-inspection.

218-61-A

APPLICANT—Max Siegel Associates for 350 Greenwich Realty Corporation, owner.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—350-354 Greenwich Street, 34-36 Harrison Street, northwest corner, Block 183, Lots 15 and 17, Borough of Manhattan.

APPEARANCES—

For Applicant: John M. Hronic.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to March 6, 1962, at 2 P.M. for inspection and decision; hearing closed.

292-61-A

APPLICANT—Irwin Emerman for Leonard Kaplan, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—95 Reade Street, south side, 74 feet 6 inches west of Church Street, 113 Chambers Street, Block 145, Lot 6, Borough of Manhattan.

APPEARANCES—

For Applicant: Irwin Emerman.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to March 20, 1962, at 2 P.M. for cleanup of premises, re-inspection and decision; hearing previously closed.

377-61-A

APPLICANT—Benjamin Schaffer, President for Chamber's Realty Company, Incorporated, owner.

SUBJECT—Application March 29, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—1 and 2 Hudson Street, northeast corner of Chambers Street, Block 140, Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: Morris Kweller.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to March 6, 1962, at 2 P.M. for inspection and decision; hearing closed.

314-61-BZ

APPLICANT—Lama, Proskauer and Prober for Sol, Simon and Nathan Gottesman, owners.

SUBJECT—Application for consideration—reopening for approval of working drawings—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs with hand tools only, non-automatic car washing, storage room, office and sales, business signs, ground sign, curb cuts, parking and storage of motor vehicles and sales of used cars, for a term of twenty years.

PREMISES AFFECTED—191 Rodney Street, north side, 120 feet east of Lee Avenue, Block 2188, Lot 54, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and working drawings approved.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on November 21, 1961, on certain conditions; and

WHEREAS, the applicant submitted working drawings, for approval by the Board as being in substantial compliance with the requirements of the resolution.

Resolved, that the Board of Standards and Appeals does hereby approve working drawings marked "Received December 12, 1961", 3 sheets, as being in substantial compliance with the terms and conditions of the resolution adopted by the Board on November 21, 1961. (N.B. 2063/60)

823-19-BZ—Vol. III

APPLICANT—Arnold H. Fassler for Daton Realty Company, Inc., owner; Robert Elliott, Inc., Wallcoverings, lessee.

SUBJECT—Application for consideration—reopening as Vol. III subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Sections 7a, 7c and 21 of the Zoning Resolution, to permit in a business and residence use district, the change in occupancy from a public garage and parcel delivery station to a factory with vehicle entrances within 25 feet of an intersection and within 75 feet of a residence district.

PREMISES AFFECTED—1901 10th Avenue and 542-554 19th Street, southeast corner, Block 890, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Arnold H. Fassler.

ACTION OF BOARD—Application reopened as Vol. III, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

400-20-BZ—Vol. III

APPLICANT—Charles M. Spindler for Flatbush Pontiac, Inc., owner.

SUBJECT—Application for consideration—reopening as Vol. III subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 7i of the Zoning Resolution, to permit in a business use district, the extension of use in existing public garage for more than five (5) cars (previously granted by the Board) to include automobile service and motor vehicle repair shop.

PREMISES AFFECTED—656-670 Parkside Avenue, south side, 215.8 feet, ¾ inches west of Nostrand Avenue, Block 5057, Lot 29, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles M. Spindler.

ACTION OF BOARD—Application reopened as Vol. III, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

880-23-BZ—Vol. II

APPLICANT—Charles M. Spindler for Flatbush Pontiac, Inc., owner.

MINUTES

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Sections 7A and E of the Zoning Resolution, to permit in a business district, the erection and maintenance of a garage for the storage of more than five (5) motor vehicles.

PREMISES AFFECTED—646-54 Parkside Avenue, south side, 215.8 feet $\frac{3}{4}$ inches west of Nostrand Avenue, Block 5057, Lot 26, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles M. Spindler.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

303-26-BZ—Vol. IV

APPLICANT—Hodges, Reavis, McGrath and Downey for Hayson Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution and extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence and business use district, the lower or ground floor of the property to be used for the storage of paper cartons and the upper floor to be used for the manufacture, storage and distribution of infants apparel, quilts, blankets, pillows and office incidental thereto.

PREMISES AFFECTED—405-423 44th Street, north side, 39 feet east of Fourth Avenue, Block 729, Lot 72, Borough of Brooklyn.

APPEARANCES—

For Applicant: R. S. Hardy.

ACTION OF BOARD—Application reopened and set for hearing on March 20, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent, which has been filed, and two publications in the Bulletin as notice; applicant to file required new photographs.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert and Commissioner Klein 3
Negative: Commissioner Fox and Commissioner Becker 2

106-30-BZ—Vol. II

APPLICANT—John E. Paggioli for Salvatore D'Aleo, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 7f of the Zoning Resolution, permitting in a business use district, the maintenance of a gasoline service station for a term of five years.

PREMISES AFFECTED—337 Arbutus Avenue and 5205 Hylan Boulevard, northeast corner, Block 6499, Lot 1, Borough of Richmond.

APPEARANCES—

For Applicant: John E. Paggioli.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

868-47-BZ—Vol. IV

APPLICANT—Burke and Groh for Koeppel-Nash, Inc., owner.

SUBJECT—Application for consideration—reopening as Vol. IV subject to regular procedure—decision of the

Borough Superintendent; previously granted on condition, under Section 7e of the Borough Superintendent; to permit in a residence and business use district, the change in occupancy of first floor from auto showroom, servicing, repairs, wheel alignment, brake testing and parts department; to factory and storage, second floor to remain as auto servicing, repairs and laundry.

PREMISES AFFECTED—153-26 to 153-29 Hillside Avenue, south side, 30 feet west of Hillside Avenue and west side of Parsons Boulevard, Block 9763, Lots 23, 25 and 27, Borough of Queens.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened as Vol. IV, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

869-47-A—Vol. III

APPLICANT—Burke and Groh for Koeppel-Nash, Inc., owner.

SUBJECT—Application for consideration—reopening as Vol. III subject to regular procedure—re Appeal from a decision of the Borough Superintendent; previously granted on condition.

PREMISES AFFECTED—153-26 to 153-29 Hillside Avenue, south side, 30 feet west of southwest corner of Hillside Avenue and west side of Parsons Boulevard, Block 9763, Lots 23, 25 and 27, Borough of Queens.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened as Vol. III, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

1022-47-BZ—Vol. III

APPLICANT—Joseph A. Trapani for Millie Cardillo, owner.

SUBJECT—Application for consideration—reopening as Vol. III subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting the continuation in a residence and local retail use district, the storage of building materials, storage garage for four trucks, office and show rooms.

PREMISES AFFECTED—131-24 Springfield Boulevard, west side, 104.52 feet north of Adair Street, Block 12729, Lot 16, Springfield, Borough of Queens.

APPEARANCES—

For Applicant: Joseph A. Trapani.

ACTION OF BOARD—Application reopened as Vol. III, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

765-48-BZ

APPLICANT—Paul Friedman for Sol and Ray Solomon, owners; Alvin M. Ziegler, lessee.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired December 4, 1961 and amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, for a term of years, the use of an open lot as a miniature golf course with an office and store.

PREMISES AFFECTED—36-02 to 36-20 Ocean Board-

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walk and 112 Beach 37th Street, northeast corner, Block 308, part of Lot 1, Edgemere, Borough of Queens.

APPEARANCES—

For Applicant: Paul Friedman.

For Opposition: Samuel Bodian for Park Dept.

ACTION OF BOARD—Application reopened and set for hearing on March 20, 1962 at 10 A.M., to consider extension of the term of the variance and amendment of the resolution, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4
Negative: Commissioner Fox 1

925-50-BZ—Vol. V

APPLICANT—Steelmaster, Inc., owner; Art Steel Sales Corporation, lessee.

SUBJECT—Application for consideration—reopening as Vol. V, subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use, B area district, the extension of an existing one story warehouse to provide space for office use only on the present vacant land extending from the business use into the residence use district and occupying an area in excess of that permitted in a B area district.

PREMISES AFFECTED—5675-5695 (5695 official) Broadway, west side, from Kingsbridge Avenue to West 234th Street, 3250-3254 Kingsbridge Avenue, and 204-238 West 234th Street, Block 3405, Lots 31, 33 and 41, Borough of The Bronx.

APPEARANCES—

For Applicant: Irving Sheinfeld.

ACTION OF BOARD—Application reopened as Vol. V, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

717-54-BZ—Vol. II

APPLICANT—Massimo Yezzi for Irving Kaplan, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a business use district, the proposed extension in area and re-construction of existing gasoline service station, to include gasoline service station, auto laundry (non-automatic), lubritorium, motor vehicle repairs and office and permitting the parking and storage of more than five motor vehicles on unbuilt upon portion of plot.

PREMISES AFFECTED—1725-1739 Stillwell Avenue, east side, 205 feet south of Quentin Road, Block 6643, Lot 73, Borough of Brooklyn.

APPEARANCES—

For Applicant: Massimo Francis Yezzi.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4
Negative: Commissioner Fox 1

556-55-BZ—Vol. II

APPLICANT—Louis J. Sonderlick, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously denied, under Section 7h of the Zoning Resolution, to permit in a residence use district, the proposed parking and storage of more than 5 motor vehicles.

PREMISES AFFECTED—2875-2877 Briggs Avenue, west side, 182 feet south of East 199th Street, Block 3302, Lot

50, Borough of The Bronx.

APPEARANCES—

For Applicant: Emil J. Sonderlick.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4
Negative: Commissioner Fox 1

949-55-BZ—Vol II

APPLICANT—Texaco, Incorporated, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 21 of the Zoning Resolution, to permit in a business use district, a new curb cut, accessory to gasoline service station.

PREMISES AFFECTED—794 East 183rd Street and 2315 Southern Boulevard, southwest corner, Block 3113, Lot 30, Borough of The Bronx.

APPEARANCES—

For Applicant: Joseph B. Lynch.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure; applicant to complete his papers.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

339-57-BZ—Vol. II

APPLICANT—Casale and Nowell for Mrs. Ingeborg de Beausacq, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence use district, a photographer's studio on the first floor of an existing three story, two family dwelling.

PREMISES AFFECTED—418A East 71st Street, south side, 288 feet east of 1st Avenue, Block 1465, Lot 37, Borough of Manhattan.

APPEARANCES—

For Applicant: Alvin F. Gunther.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

340-57-A—Vol. II

APPLICANT—Casale and Nowell for Mrs. Ingeborg de Beausacq, owner.

SUBJECT—Application for consideration—reopening as Vol. II—subject to regular procedure—appeal from a decision of the Borough Superintendent re—egress, garage, non-fireproof building; previously granted on condition.

PREMISES AFFECTED—418A East 71st Street, south side, 288 feet east of 1st Avenue, Block 1465, Lot 37, Borough of Manhattan.

APPEARANCES—

For Applicant: Alvin F. Gunther.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

943-57-BZ—Vol. II

APPLICANT—Albert Melniker for Isle Fuel Oil Service Company, owner.

SUBJECT—Application for consideration—reopening as

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Vol. II subject to regular procedure—decision of the Borough Superintendent; previously withdrawn, under Sections 7e and 7h of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a gasoline service station, lubritorium, car washing, minor motor vehicle repairs with hand tools only, sale of accessories and parking of more than 5 motor vehicles, for a stated term of 15 years.

PREMISES AFFECTED—1310 Richmond Avenue and 603 Caswell Avenue, northwest corner, Block 1644, Lot 87, Granitville, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure; applicant to file new photographs and new list of affected property owners.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

725-59-BZ—Vol. II

APPLICANT—Albert Melniker for Triangle Plumbing Supply Company, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a retail and residence use district, the parking of employees and customers cars on the residence portion of the plot, for a term of fifteen (15) years.

PREMISES AFFECTED—357 Targee Street and 45 Waverly Place, northeast corner, 30 Wiederer Place and 50 Osgood Avenue, Block 635, Lot 1, Clifton, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure; applicant to complete his papers.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

357-60-BZ—Vol. II

APPLICANT—William S. Shary for Clement Bratone and Raymod Conforti, owners.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five (5) motor vehicles.

PREMISES AFFECTED—11-20 30th Road and 30-55 Vernon Boulevard, southeast corner, Block 505, Lots 14, 21, 22, 24, 25 and 26, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure. Applicant to amend application to be under Section 7c instead of Section 7h.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

1202-61-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for Onofrio Civitano, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously denied, under Sec-

tions 7c and 21 of the Zoning Resolution, to permit in a residence use district, for a temporary term of 15 years, the erection of a one story building for use as a drive-in restaurant with accessory parking in the open area with business entrances and signs, the proposed structure encroaches on the required setbacks.

PREMISES AFFECTED—2050-2070 Bruckner Boulevard, 937-951 Olmstead Avenue, southwest corner, Block 3682, Lots 36, 38 and 48, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure, with permission to transfer the photographs from Volume I; applicant to file new list of affected property owners.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

325-61-SM

APPLICANT—Masonite Corporation, owner.

APPEARANCES—

For Applicant: Lyman Drake.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 325-61-SM—Masonite Corporation, Chicago, Illinois, filed for approval of the material known as Masonite Royalcote under the provisions of C26-667.0 Administrative Building Code.

USE: Interior panel.

DESCRIPTION: The panels are manufactured from wood chips that have been exploded into a fibrous state. These fibers are then refined and compressed into a dense rigid panel in heated hydraulic presses. The fibers are permanently bonded with the natural lignin which is the natural bonding agent in the tree.

The basic material has been approved by the Board under Calendar Numbers 403-40-SM and 144-57-SM.

The panels are available in thickness of 1/4" nominal thickness and the standard size is 4'-0" x 8'-0" and is available in various colors and finish.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Masonite Royalcote for voluntary use in New York City for uses in partitions, on wood or steel studs; nailed 16" on centers—4" on edge—8" on intermediate not required to be fireproof, wall and ceiling decoration and other interior trim in non fireproof structures under C26-241.0 and for similar use in Class 4 structures under C26-242.0 and in Class 1 and 2 structures as interior trim, subdividing partitions and special spaces as permitted under C26-667.0.3, .5 and .8 Administrative Building Code on condition that all bundles or packages in which the material is shipped shall be labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 325-61-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

Adjourned 3:15 P.M.

James P. Mulroy, Secretary

PUBLIC HEARING

NOTICE OF PUBLIC HEARING

156-62-SR

NOTICE IS HEREBY GIVEN that a Public Hearing will be held by the Board of Standards and Appeals on *Friday morning March 2, 1962 at 10 A.M. in Room 909, 80 Lafayette Street, Borough of Manhattan, on the Proposed Rules covering Coin-Operated Dry Cleaning Establishments.*

Authority

Section 666, subd. 2 of the Charter of the City of New York and Article III, Chapter 1, Section 32, Article VII, Chapter 2, Sections 72 and 73 in their entirety of the Zoning Resolution of the City of New York, effective December 15, 1961.

Application of Rules

These rules shall be deemed to apply only to coin-operated dry cleaning establishments, pursuant to Article III, Chapter 2, Section 32-15 A and Section 32-25 D of the Zoning Resolution effective December 15, 1961.

These rules shall not be deemed to modify or repeal Chapter 19 of the Administrative Code of the City of New York or the Rules Governing Dry Cleaning Establishments adopted by the Board of Standards and Appeals under Calendar Number 958-47-SR—Vol. II.

Zoning Resolution Effective December 15, 1961 —Excerpts

Preamble

This resolution is adopted in order to promote and protect public health, safety and general welfare. These general goals include, among others, the specific purposes set forth in the statements of legislative intent for the respective districts and groups of districts.

Article VII—Administration

Chapter 1

71-00 ENFORCEMENT AND ADMINISTRATION

The Commissioner of the Department of Buildings shall administer and enforce this resolution, except as specifically provided in the New York City Charter and in this resolution.

Chapter 2

72-00 POWERS OF THE BOARD OF STANDARDS AND APPEALS

72-01 GENERAL PROVISIONS

The Board of Standards and Appeals (referred to hereinafter as the Board) shall have the power, pursuant to the provisions of the New York City Charter and of this resolution, after public notice and hearing:

- (a) To hear and decide appeals from and to review interpretations of this resolution;
- (b) To hear, decide, and determine, in a specific case of practical difficulties or unnecessary hardship, whether to vary the application of the provisions of this resolution;
- (c) To hear and decide applications for such special permits as are set forth in this resolution and are more specifically enumerated in Section 73-01 (General Provisions); and

- (d) To adopt, amend, or repeal such rules or regulations as may be necessary to carry into effect the provisions of this resolution.

Article III—Commercial District Regulations

32-15 USE GROUP 6

Use Group 6 consists primarily of retail stores and personal service establishments which:

- (1) Provide for a wide variety of local consumer needs, and
- (2) Have a small service area and are, therefore, distributed widely throughout the City.

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The uses listed in A below are also permitted within large-scale residential developments, to provide daily convenience shopping for residents of the development.

A. CONVENIENCE RETAIL OR SERVICE ESTABLISHMENTS

*

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*

See Note:

Dry cleaning or clothes pressing establishments or receiving stations dealing directly with ultimate consumers, limited to 2,000 square feet of floor area per establishment, and provided that only solvents with a flash point of not less than 138.2 degrees Fahrenheit shall be used, and total aggregate dry load capacity of machines shall not exceed 60 pounds.

Parking Requirement Category B—District where uses are so permitted are C1, C2, C3, C4, C6, C7, C8.

In a C5 district a use in Use Group 6, shall not be located on the ground floor of a building unless such use is at least fifty feet from the street wall of the building in which it is located as provided in Section 32-423 (Limitation on Ground Floor Location).

32-25 Use Group 16

Use Group 16 consists of automotive and other necessary semi-industrial uses which:

- (1) Are required widely throughout the city, and
- (2) Involve offensive noise, vibration, smoke, dust, or other particulate matter, odorous matter, heat, humidity, glare, or other objectionable influences, making such uses incompatible with residential uses and other types of commercial development.

32-25 D. Dry cleaning or cleaning and dyeing establishments, with no limitation on type of operation, solvents, floor area, or capacity per establishment—parking requirement category in F, Use Regulation is District C8.

PROPOSED RULES

Rule 1. Definitions

For the purpose of these rules "dry cleaning" includes cleaning textiles, fabrics, garments or other articles by the use of solvents other than water, extraction of the solvents therefrom, and drying the same. A "dry cleaning unit" is the machinery or equipment in which textiles, fabrics, garments or other articles are carried through a complete cleaning cycle. A "dry cleaning unit" may consist of one or more detached component machines.

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The term "Dry Cleaning Establishment" shall mean any room, place and space in which dry cleaning is performed. Coin-operated dry cleaning machine shall mean an automatic machine actuated by the insertion of coins, tokens, keys or any other similar device for use by the general public. For the purpose of this definition the term "used by the general public" shall be deemed to refer to the insertion of textiles, fabrics, garments of other articles into a dry cleaning machine or the removal of the same from such unit by a person or persons other than an employee or owner-operator of such establishment.

- 1.1 Coin-operated dry cleaning establishments shall mean dry cleaning establishments in which dry cleaning solvent used in the dry cleaning units shall be non-inflammable and non-combustible when tested in a Tagliabue open cup tester as rated by the Fire Commissioner.
- 1.2 The term "inflammable liquid solvents" shall mean such as will emit an inflammable vapor at a temperature below 100 degrees Fahrenheit when tested in a Tagliabue open cup tester.
- 1.3 "Spotting" or "sponging" shall mean the local application of an "inflammable liquid solvent" to remove spots of dirt, grease, paint or stains from wearing apparel, textile, fabrics or articles of any sort.
- 1.4 For the purposes of Section 32-15 of the Zoning Resolution the term 'dealing with ultimate consumer' as contained therein shall refer only to those dry cleaning establishments which perform services on articles conveyed directly by a retail customer to such dry cleaning establishment or collected directly from and delivered to the retail customer by any vehicle or any or any other means of effecting the same and such dry cleaning establishment directly processes such articles for such customer.
- 1.5 All other terms used shall be as defined in the Zoning Resolution effective December 15, 1961, Chapter 19 of the Administrative Code, Multiple Dwelling Law, or Labor Law, when not inconsistent with the specific term defined herein.

Rule 2. Approvals

- 2.1 It shall be unlawful to use any premises for any coin-operated dry cleaning establishment without filing plans of that portion of the premises to be so used with the Department of Buildings and obtain its approval.
- 2.2 No coin-operated dry cleaning unit shall be installed unless such unit is approved by the Board of Standards and Appeals.
- 2.3 No dry cleaning solvent shall be used unless such solvent has been tested and rated by the Fire Commissioner.
- 2.4 It shall be unlawful in any coin-operated dry cleaning unit approved by the Board to use any solvent other than that for which the dry cleaning unit has been approved by the Board.
- 2.5 No non-conforming existing dry cleaning establishment shall be enlarged or extended unless such extension or enlargement be made in conformity with the provisions of the Zoning Resolution and may include a coin-operated dry cleaning establishment by complying with these rules.
- 2.6 All coin-operated dry cleaning units shall be installed in a diked area all parts of which shall be impervious to the solvent used in such units. The diked section shall consist of a four inch curb above the floor. All solvent spillage into the diked area shall be conducted by gravity flow into a tank which shall be equipped with a leakproof pump and enclosed piping system, to pump the solvent back to the dry cleaning units. Such system shall be installed pursuant to the Rules of the

Board of Standards and Appeals for Oil Burners. The said tank or tanks shall be of sufficient capacity to accept all solvent contained in the dry cleaning unit or units which it services.

Rule 3. Restrictions on Locations and Areas

- 3.1 No coin-operated dry cleaning establishment shall have a gross floor area exceeding 2,000 square feet to be used for dry cleaning, and incidental operations, including space used for pressing, finishing, storage and for the service of customers. The square foot area limitation shall apply to the aggregate of all space so used on all floors and mezzanines of the premises involved above the cellar or basement thereof. Additional space may be used on a lower floor which is either a basement or cellar provided that on such floor there shall be no dry cleaning and no storage of recently cleaned articles. Such additional space may include ordinary storage, boilers, compressors, pumps and filtration equipment.
 - 3.1.1 In calculating the gross floor area pursuant to Rule 3.1, the area restriction shall not include the area used by lawful non-dry cleaning operations of a multiple use type of service establishment.
- 3.2 No coin-operated dry cleaning establishment shall be permitted within any building:
 - 3.2.1 which is of wood frame construction;
 - 3.2.2 which is classified as a public building pursuant to Section C26-235.0 of the Administrative Building Code;
 - 3.2.3 where any part of such establishment is within 20 feet of any public building.

Rule 4. Egress

- 4.1 The means of egress from all coin-operated dry cleaning establishments shall be in conformity with the provisions of the building code and all laws, rules and regulations applicable. In addition thereto, all establishments shall conform to the following:
 - 4.1.1 Aisles not less than 3 feet in width providing access from the main work area to required means of egress shall be provided. Such required aisles shall not be obstructed in any manner.
 - 4.1.2 In all coin-operated dry cleaning establishments all required exit doors shall be arranged to swing in the direction of egress.

Rule 5. Fire Prevention

All coin-operated dry cleaning establishments shall comply with the following:

- 5.1 Unless otherwise specifically exempted by Law, no boiler shall be permitted in the same area or space where dry cleaning units are located unless such boiler shall be enclosed in a one-hour fireproof enclosure.
- 5.2 All ceilings of all such boiler rooms as provided in Rule 5.1 shall be fire-retarded with one-hour fire resistive material.
- 5.3 All openings from any such dry cleaning establishment on the course of a fire escape shall be equipped with a fireproof self-closing door or fireproof window assembly.
- 5.4 It shall be unlawful to use or store any inflammable liquids or solvents.
- 5.5 Inflammable liquids and solvents shall not be used for spotting and sponging.
- 5.6 All sludge or residue removed from a dry cleaning unit shall be placed in a metal container not exceeding

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55 gallons of capacity with a tight fitting cover and shall be removed from the premises and disposed of in a lawful manner.

- 5.7 All solvent used in the dry cleaning unit shall be either (a) received and stored in metal containers not exceeding 55 gallons each and pumped directly into a dry cleaning unit or units by means of a detachable leakproof pump and pipe system, or (b) received and stored in a tank or tanks installed in accordance with the Rules of the Board of Standards and Appeals relating to the receiving and storing of light fuel oils and pumped directly into a dry cleaning unit or units by means of a closed leakproof pipe and pump system.
- 5.8 In any such coin-operated dry cleaning establishment, no member of the general public shall be permitted to do spotting or sponging or make use of any device employing live steam or heat for pressing or finishing.
- 5.9 Any pressing or finishing, spotting or sponging may be performed only by a qualified operator and these operators shall be located within an enclosed space separated from the customer area.

Rule 6. Ventilation

- 6.1 In coin-operated establishments all dry cleaning units shall be installed in such a manner so that the working or maintenance portion of the equipment shall be separated from the front of such units by solid partitions. Access doors to the space in back of the machines shall be kept closed and locked. Such establishments shall be ventilated in such a manner to preclude solvent vapors from being admitted to the combustion area of any device requiring an open flame or heating element. Solvent storage tanks, power boxes and other source of danger shall be so situated as to be inaccessible to the general public.
- 6.1.1 Any drying equipment shall be located at least 25'-0" from any dry cleaning unit unless placed in an enclosed area.
- 6.2 Coin-operated dry cleaning establishments shall be equipped with adequate ventilation to provide at least four (4) complete changes of air volume an hour. The minimum ventilation specified here shall be maintained at all times when the coin-operated dry cleaning establishment is open.
- 6.3 All dry cleaning units must be provided with facilities to cause an inward flow of 100 cubic feet of air per minute through the loading door of any such units when the same is open.
- 6.4 Additional general ventilation of the service area back of coin-operated dry cleaning units shall be provided so that in emergencies a minimum of one air change per minute of the enclosed service area will be provided.
- 6.5 All coin-operated dry cleaning establishments shall have sufficient ventilation so as to prevent an excessive concentration of solvent vapors in the dry cleaning establishment. An excessive concentration of solvent vapors shall be that which exceeds 100 parts of solvent vapors per one million parts of air during any working day.
- 6.6 In addition to all other ventilation requirements provided for in these Rules, the following shall apply to coin-operated dry cleaning establishments:
- (a) A power exhaust system shall be provided for the removal of toxic vapors consisting of: at least one individual exhaust on each dry cleaning unit; scavenger ducts located in front of each unit; power exhaust fans for the space behind such unit; and air intakes located on the front grill of each such unit. All exhaust facilities shall be sealed and air tight and constructed in such manner so that all solvent vapors shall be discharged

mechanically to the open air in the manner specified in subsection 1 through 4 of Rule 6.8 hereof. All exhaust facilities shall be operated continually while the premises are open to the public. Provisions must be made by air intakes to replace air exhausted from the establishment to the outside.

- 6.7 A scavenger duct shall be provided in the front of each unit and shall be designed to pick up vapors surrounding the equipment near the floor. The suction inlet for these scavenger ducts shall be located not less than two or more than six inches above the floor and shall exhaust 300 feet of air per minute.
- 6.8 The equipment exhausts, or vents shall terminate at the outer air in the following manner:
- (1) At least 7 feet above the roof, street, yard or court grade on which it opens of the premises in which said establishment shall be located, and
- (2) The exhaust shall be under positive pressure by reason of a mechanical fan, and
- (3) The terminal of the exhaust shall be at least five feet from any window or ventilating opening if the window or ventilating opening lies on the same plane as the exhaust terminal and when the windows, or ventilating openings lie on a plane which faces in the direction of the exhaust terminal such terminal shall be at least 10 feet from such opening, and
- (4) All direct equipment exhausts or vents shall be provided with mesh lint arrestors which shall be kept clean. When lint traps are provided on the units, mesh lint arrestors may be omitted from the exhaust equipment.

Rule 7. Operating Precautions

- 7.1 A legible printed notice embodying these Rules shall be posted in a conspicuous place in all coin-operated dry cleaning establishments.
- 7.2 Coin-operated dry cleaning establishments shall post complete legible printed operating instructions near the machines. These instructions shall include a warning to the effect that garments or materials which retain an odor of the cleaning solvent are dangerous if placed in a small enclosed space such as an automobile.
- 7.3 The owner-operator of any coin-operated dry cleaning establishment shall furnish to any person cleaning out a dry cleaning unit an approved type respirator for his use during the process of cleaning out any such unit.
- 7.4 All equipment shall be installed in such manner as to minimize noise, vibration, smoke, and odors, and other forms of nuisances to the occupants of the premises in which such cleaning establishment may be located or to the occupants of any adjacent premises.
- 7.5 A trained attendant shall be present at all times when the coin-operated dry cleaning establishment is open. The training of this attendant shall include knowledge of the safe operation of the machine installed and in the handling of emergency situations. The telephone number of the owner-operator shall be posted conspicuously for emergencies.
- 7.6 No member of the general public who is less than sixteen years of age shall be permitted to insert into or remove from any dry cleaning unit any textile fabric, garment or other article. A lighted indoor sign to such effect shall be posted conspicuously in all coin-operated dry cleaning establishments. All coin-operated dry cleaning establishments shall also display lighted indoor signs warning the general public of the danger of excessive vapor inhalation and skin irritation from unevaporated dry cleaning solvent.

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- 7.7 All dry cleaning machines used in a coin-operated dry cleaning establishments shall be fitted with an interlocking device which will prevent the opening of the door of any such machine (a) while such machine is in operation and (b) until solvent vapors have been removed from any textile, fabric, garment or other article and from the tumbler in which the same shall be placed.
- 7.8 The odor of any solvent used in a coin-operated dry cleaning unit in a dry cleaning establishment shall not be masked or altered in any fashion.
- 7.9 All coin-operated dry cleaning units shall have the dry load capacity of the unit as rated by the Board, based on the factor of 2.8 times the cubic feet capacity of the basket displayed on the face of the unit.
- 7.10 Spotting or sponging with inflammable liquid solvent shall not be permitted in coin-operated dry cleaning establishments except as provided in Rule 5.9.
- 7.11 A scale shall be located on premises to assure that the rated dry load capacity of coin-operated dry cleaning machine shall not be exceeded.

Rule 8. Penalties

Any violation of these Rules by an operator shall subject him or her to the penalties prescribed in the Zoning Resolution effective December 15, 1961 and the employee and owner shall be deemed responsible for any violation.

It shall be unlawful to exceed the posted dry load capacity of any coin-operated dry cleaning unit.

Rule 9. Effective Date of Rules

The effective date of these rules shall be twenty (20) days after date of publication of the rules as adopted.

Rule 10.

If any term or provision of any of the aforesaid Rules shall be held unconstitutional or ineffective in whole or in part, such determination shall not be deemed to invalidate the remaining terms or provisions of these Rules.

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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps **NOT ACCEPTABLE**.

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BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

Issued under authority of Chapter 27, Section 665 of the Charter of the City of New York

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No. 10

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NOTICE OF MOTION AND PETITION SERVED ON THE BOARD OF STANDARDS AND APPEALS.

On February 23, 1962, Notice of Motion and Petition was served on the Board by Herbert Daniel Stone, attorney for petitioner, Allan B. Stone, lessee, seeking a review of the Board's denial on January 30, 1962 of the application for reopening as Volume II, subject to regular procedure, the application which was previously denied, under Section 7e of the Zoning Resolution, to permit in a residence use district, a change in use of the first floor, from doctor's office, to Art Gallery and office; Calendar Number 220-61-BZ—Vol. I; Premises 18 East 82nd Street, south side, 119 feet west of Madison Avenue, Block 1493, Lot 61, Borough of Manhattan.

PUBLIC HEARINGS

Tuesday at 10 a.m. and 2 p.m.

Special meetings as published in this Bulletin.

All hearings are held at 80 Lafayette Street, 9th Floor, Borough of Manhattan.

NOTICE TO APPELLANTS AND APPLICANTS

No appeal or application will be entertained in connection with which court proceedings are pending or in progress, unless exception is granted by the chairman, nor accepted which is not filed within thirty days from the date of the action of the Administrative Official.

Any communication purporting to be an appeal or application shall be regarded as a mere notice of intention to seek relief until it is filed on the form required by the rules of this board.

Upon receipt of any such communication the writer will be supplied with the official forms for presenting his appeal or application.

At the time of filing an appeal or application, the appellant or applicant shall forward a signed notice of appeal addressed to the Administrative Official either Borough Superintendent of Buildings or Fire Commissioner and file with this board a duplicate of said notice.

Appellants and applicants are advised that their plans must indicate the points of the compass so as to establish the true location and position of the property, the subject of the appeal or application.

Appeals and applications will be simplified and disposition of same expedited by conforming to these directions.

MAX H. FOLEY, *Chairman*

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184-62-A—B.R.—74 Romer Road, east side, 461.51 feet north of Four Corners Road, Block 870, Lot 112, Todt Hill, Borough of Richmond, N.B. 1361-61, re—street giving access is not on an official map of the City of New York.

185-62-SA—Crown Gas Ranges, Models B110G, S311, S371, 967-110, 460-112, 937-110 and 967-210, manufactured by the Crown Stove Works, Appliance.

186-62-A—F.D.—198-15 Horace Harding Boulevard, north side, cellar, Block 5706, Lot 6, Fresh Meadows, Borough of Queens, Decision re Order No. 2417-1, re—wet automatic sprinkler system.

187-62-A—B.M.—420 East 78th Street, south side, 290.55 feet east of First Avenue, Block 1472, Lot 38, Borough of Manhattan, Alt. 1335-59, re—cellar apartments, etc.

188-62-A—B.Q.—213-02 and 213-20 Northern Boulevard, southwest corner of Bell Boulevard, Block 7313, Lots 19, 23, 27 and 39, Bayside, Borough of Queens, re—Revocation of Permits.

189-62-A—F.D.—229 Van Sinderen Avenue, east side, 100 feet south of Glenmore Avenue and 146 Snediker Avenue, Block 3714, Lots 11 and 23, Borough of Brooklyn, Decision re Order No. 6129-1, re—wet automatic sprinkler system.

190-62-A—B.M.—6 East 79th Street, south side, 150 feet east of 5th Avenue, cellar, Block 1393, Lot 66, Borough of Manhattan, Alt. 21-62, re—cellar apartment.

191-62-A—B.M.—220 East 50th Street, south side, 213 feet 1½ inches east of Third Avenue, 2nd and 3rd floors, Block 1323, Lot 41, Borough of Manhattan, Alt. 2144-61, re—tutoring studios above 2nd story.

192-62-A—B.R.—2087 North Railroad Avenue, northwest corner of Buffalo Street, Block 4961, Lot 1, Oakwood, Borough of Richmond, N.B. 1274-61, re—erection of a building upon a lot to which access is given by a street not included on the official map of the City of New York.

193-62-A—B.R.—2067 North Railroad Avenue, west side, 54.06 feet south of Emmet Avenue, Block 4961, Lot 33, Oakwood, Borough of Richmond, N.B. 1269-61, re—erection of a building upon a lot to which access is given by a street not included on the official map of the City of New York.

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196-62-A—B.R.—2079 North Railroad Avenue, west side, 172.68 feet south of Emmett Avenue, Block 4961, Lot 39, Oakwood, Borough of Richmond, N.B. 1272-61, re—erection of a building upon a lot to which access is given by a street not included on the official map of the City of New York.

197-62-A—B.R.—2083 North Railroad Avenue, west side, 49.05 feet north of Buffalo Street, Block 4961, Lot 41, Oakwood, Borough of Richmond, N.B. 1273-61, re—erection of a building upon a lot to which access is given by a street not included on the official map of the City of New York.

198-62-BZ—B.M.—208 East 79th Street, south side, 85 feet east of Third Avenue, Block 1433, Lots 40, 44 and 145, Borough of Manhattan, Alt. 212-60, re—enlargement of Telephone Exchange Building, etc.—R10 and C1-5 mapped in R10 districts.

199-62-A—F.D.—760 St. Ann's Avenue, east side, 211.67 feet north of East 156th Street, Block 2618, Lot 1, Borough of The Bronx, Order No. 2919-1, re—wet automatic sprinkler system.

200-62-A—F.D.—135-139 West 42nd Street, north side, 187 feet 10½ inches east of Broadway, Block 995, Lot 15, Borough of Manhattan, Order No. 491683, re—automatic wet sprinkler system.

201-62-A—B.R.—1098 Forest Avenue, south side, 70 feet east of Greenleaf Avenue, Block 351, Lot 25, West Brighton, Borough of Richmond, N.B. 163-58, re—store built beyond widening line and encroaches on sidewalk—General City Law, Section 35.

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203-62-SA—Reznor Infra-Red Radiant Heater, Model IR-50, manufactured by Reznor Manufacturing Company, Appliance.

204-62-SM—Carnes Corporation damper, Models 700 and 725 with fusible link, Material.

205-62-A—F.D.—132-134 Tenth Avenue, east side, 25 feet north of West 18th Street, Block 716, Lots 2 and 3, Borough of Manhattan, Order Nos. 502355 and 505527, re—automatic sprinkler system and uniformed watchman service.

206-62-A—F.D.—55 West 38th Street, north side, 201 feet 3 inches east of Avenue of the Americas, Block 840, Lot 12, Borough of Manhattan, Decision re Order No. 548907, re—automatic sprinkler system.

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207-62-A—F.D.—257-259 Canal Street, north side, 56 feet west of Lafayette Street, cellar, Block 209, Lot 26, Borough of Manhattan, Decision re Order No. 552-2, re—wet automatic sprinkler system.

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209-62-A—B.R.—255 St. Andrews Road, north side, 200 feet east of Aultman Avenue, Block 2270, Lot 50, Richmond-town, Borough of Richmond, N.B. 1330-61, re erection of a building upon a lot accessible via a street which is not included on the official map of the City of New York.

210-62-A—F.D.—15 Catherine Street, east side, 48 feet 5 inches south of West Broadway, Block 280, Lot 51, Borough of Manhattan, Decision re Order No. 480423, re—wet automatic sprinkler system.

211-62-SA—Vic Coin Operated Dry Cleaner, Model 140, manufactured by the Vic Manufacturing Co., Appliance.

212-62-A—B.B.—633 Bergen Street, north side, 95 feet west of Vanderbilt Avenue, Block 1137, Lot 59, Borough of Brooklyn, Alt. 2187-61, re—2 legal means of egress; ceilings, etc.

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192-53-BZ—Vol. III—B.Bx.—1102-1110 Metcalf Avenue, northeast corner of Watson Avenue, Block 3747, Lot 88, Borough of The Bronx, N.B. 994-56, re—redesign and relocation of building, fence, pump island, etc.—residence use district.

568-56-BZ—B.Bx.—927-941 East Tremont Avenue, north side, 50 feet west of Vyse Avenue, Block 3126, Lots 3, 4 and 8, Borough of The Bronx, Alt. 447-56, reopened for consideration as to extension of term of variance, re—parking of motor vehicles—business and residence use districts.

790-41-BZ—B.Q.—112-16 to 112-18 101st Avenue, southwest corner of 113th Street, Block 9430, Lot 7, Richmond Hill, Borough of Queens, Misc. 8047-41, reopened for consideration as to extension of term of variance, re—motor vehicle repair shop—business use district.

595-41-BZ—B.Q.—308 Beach 44th Street, east side, 94 feet north of Rockaway Beach Boulevard, Block 367, Lot 1, Far Rockaway, Borough of Queens, Alt. 940-49, reopened for consideration as to extension of term of variance, re—parking and storage—residence and business use districts.

423-51-BZ—B.Q.—163-11 to 163-19 122nd Avenue and 120-52 to 120-60 164th Street, northwest corner, Block 12378, Lots 59 and 62, Jamaica, Borough of Queens, Alt. 678-51,

reopened for consideration as to extension of term of variance and amendment of resolution, re—parking and storage—residence use district.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

RULES

	Last Publication
Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier, Rules..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of.	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime)...	Aug. 3, 1937—Vol. 22, No. 31
Dry Cleaning Establishments Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior)....	April 15, 1958.
Fire Drill Rules	Dec. 28, 1961—Vol. 46, No. 52
Fire Resistive, Flameproof Materials, etc., Rules for Testing of Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	Feb. 1, 1962—Vol. 47, No. 5
Fireproof Wood, Testing of.....	June 30, 1960—Vol. 45, No. 26
Gas Shut-Off Rules	Apr. 13, 1937—Vol. 22, No. 15
Hatchway Protection	Apr. 7, 1925—Vol. 10, No. 14
Insulating Fibre Board Rules	June 5, 1928—Vol. 13, No. 23
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Mar. 25, 1952—Vol. 37, No. 13A
Oil Burner Rules	Feb. 11, 1947—Vol. 32, No. 6
Opening Protective Assemblies, Rules for Inspection of	June 25, 1959—Vol. 44, No. 25
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	May 27, 1954.
Plumbing Rules	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply)	Aug. 3, 1937—Vol. 22, No. 31
Procedure, Rules of	Nov. 13, 1956.
Smoking in Factories, Rules for..	Oct. 8, 1959—Vol. 44, No. 40
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	Feb. 22, 1962—Vol. 47, No. 8
Sprinkler, Rules	Feb. 8, 1962—Vol. 47, No. 6
Standpipe Fireline Rules	June 29, 1937—Vol. 22, No. 26
Structural Alterations, Reporting.	June 8, 1937—Vol. 22, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code)...	June 7, 1932—Vol. 17, No. 23
Zoning Resolution, Rule to Supplement Section 19-A—July 11, 1958.	Sept. 3, 1946—Vol. 31, No. 36

Section I, List of Approved Gas Fired Heating Equipment, Gas Burner and Heater Accessories. Oil Fired Heating Equipment and Oil Burner and Heater Accessories, issued June 1, 1955, listing all approvals through May 24, 1955.

Section II, List of Approved Concrete and Clay Products, issued June 27, 1958, listing all approvals through July 2, 1957.

These pamphlets may be purchased at 80 Lafayette Street, Manhattan. Single Copies \$1.25; By Mail—\$1.50 (Cash only). Further Sections will be published, containing other approved materials and appliances.

CALENDAR

MARCH 13, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning, March 13, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 16, N. Y., on the following matters:*

1421-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Carnegie Endowment for International Peace, owner; Chazen's Garage, Incorporated, lessee.

SUBJECT—Application September 11, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a restricted retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—335 East 46th Street, north side, 225 feet west of First Avenue, Block 1339, Lot 17, Borough of Manhattan.

Laid over from January 16, 1962, to January 30, 1962, for hearing at request of applicant; then to February 27, 1962, for hearing, at request of the applicant; then to March 13, 1962, at request of the applicant, to determine if proposed use is in conformity with the new Zoning Resolution.

529-40-BZ—Vol. II

APPLICANT—Charles M. Spindler for Sun Oil Company and Elvira DeFalco, owners.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction and extension in area of an existing gasoline service station with accessory uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—1788-1804 Eastern Parkway and 2131-2139 Bergen Street northeast corner, Block 1449, Lots 43 and 47, Borough of Brooklyn.

857-47-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Miled Properties, Incorporated; Socony Mobil Oil Company, lessee.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the reconstruction and extension in area of an existing gasoline service station to provide lubrication, minor auto repairs, car washing, store, utility room, parking and storage of more than five motor vehicles on the open area with a business sign and ground sign.

PREMISES AFFECTED—2173 Grand Concourse, west side, 180.73 feet north of East 181st Street, Block 3162, Lots 40, 41 and 43, Borough of The Bronx.

1555-61-A

APPLICANT—Lama Proskauer and Prober for Miled Properties, Incorporated, owner; Mobil Oil Company, lessee.

SUBJECT—Application filed July 25, 1961—appeal from a decision of the Borough Superintendent, re—Gasoline Tanks.

PREMISES AFFECTED—2173 Grand Concourse, west side, 180.73 feet north of East 181st Street, Block 3162, Lots 40, 41 and 43, Borough of The Bronx.

1461-61-BZ

APPLICANT—Randolph M. Smith for Joseph LaCapro, owner, doing business as Beaver Auto Service.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business and residence use district within the business portion of the premises,

the reconstruction and extension of the uses of an existing gasoline service station to include motor vehicle repairs, car washing, lubrication and the extension of the parking area into the residence portion of the premises with a ground sign.

PREMISES AFFECTED—145-31 (145-15 official) Rockaway Boulevard, northwest corner of Inwood Street, Block 12048, Lot 77, South Ozone Park, Borough of Queens.

1520-61-BZ

APPLICANT—Joseph A. Trapani for Matthew Cesareo, owner.

SUBJECT—Application September 27, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, DD and E-1 area district, the extension into the residence district, extension of the existing retail store use by the erection of a one story structure for use as an accessory garage and warehouse, the proposed building encroaches on the required rear yard.

PREMISES AFFECTED—35-01 Bell Boulevard, and 213-30 to 213-36 35th Avenue, southeast corner, 35th Avenue, Block 6173, Lot 1, Bayside, Borough of Queens.

1532-61-BZ

APPLICANT—Mario A. Tucciarone for A. J. Panzarella Realty Incorporated, owner.

SUBJECT—Application October 5, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a residence district, the maintenance of an accessory parking lot for use in conjunction with the adjoining retail stores.

PREMISES AFFECTED—156-01 to 156-17 92nd Street, 92-02 to 92-08 (92-04 official) 156th Avenue, southeast corner, Block 13957, Lot 75, Howard Beach, Borough of Queens.

1536-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7e, 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a hotel with public restaurant, catering, meeting room and ballroom, the proposed building exceeds the permitted height within two miles of a designated airport and the building and pool encroaches on the required setback from a mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

1537-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—Filed pursuant to Section 35 Art. 3, of the General City Law re—build in bed of mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

1570-61-BZ

APPLICANT—Victor G. Madonia for Joseph Vitulli, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use G-1 area district, the erection of a two family dwelling.

PREMISES AFFECTED—45-77 156th Street, east side, 100 feet north of 46th Avenue, Block 5435, Lot 6, Flushing, Borough of Queens.

1585-61-BZ

APPLICANT—Crinnion and Crinnion for Rose Golden and Mollie Dorfman, owners.

SUBJECT—Application October 10, 1961—decision of the

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Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of a sales lot for motor vehicles of the pleasure type previously granted by the Board to a miniature golf course.

PREMISES AFFECTED—1965 Bruckner Expressway, north side, 164.52 feet west of Pugsley Avenue, Block 3787, Lots 43, 44, 45 and 46, Borough of The Bronx.

1593-61-BZ

APPLICANT—Paul Friedman for Armil Realty Corporation and Caroline D. Callahan, owners; Ricke Knitting Mills, lessee.

SUBJECT—Application October 20, 1961—decision of the Borough Superintendent, under Sections 7c, 7A and 21 of the Zoning Resolution, to permit in a retail and residence use, "D" area district, the erection of a one story and cellar extension to an existing one story factory with business exits and entrances within 75 feet of a residence use district and accessory parking extending into the residence portion of the plot, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—60-41 Flushing Avenue, northeast corner of 58th Drive, Block 2698, Lot 58 (58, 42 and part of 41 official) Tentative, Maspeth, Borough of Queens.

1612-61-BZ

APPLICANT—Murray L. White for Katherine Poll, owner.

SUBJECT—Application October 24, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the maintenance of an existing extension to a dwelling that encroaches on the required side yard.

PREMISES AFFECTED—47-17 163rd Street, east side, 120 feet south of Laburnam Avenue, Block 5493, Lot 25, Flushing, Borough of Queens.

1858-61-BZ

APPLICANT—John J. Saunders for Board of Education, City of New York, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, B area district, the erection of a three story and cellar school that exceeds the permitted area coverage and does not provide a court for the adjoining rear yards.

PREMISES AFFECTED—208 West 121st Street, south side, 125 feet west of Seventh Avenue, Block 1926, Lot 17, Borough of Manhattan.

852-56-BZ—Vol. II

APPLICANT—Haus and Bresin for John and Grace Desiderio, owners.

SUBJECT—Application reopened February 14, 1962 for consideration as to extension of time to complete, expired October 25, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a retail use district, the erection and maintenance of a gasoline service station, lubricatorium, accessory auto washing, (non-automatic), minor auto repairs with hand tools only and parking of cars awaiting service.

PREMISES AFFECTED—143-05 Liberty Avenue, northeast corner of Remington Street, Block 10020, Lot 138, Jamaica, Borough of Queens.

673-55-BZ—Vol. II

APPLICANT—Charles M. Spindler for Ninety-Second Car Wash Corp., owner.

SUBJECT—Application reopened February 14, 1962 for consideration as to extension of term of variance, expired May 1, 1961 and amendment of resolution—decision of the Borough Superintendent, previously granted on condition, under Sections 7c, 7i, 7A and 7h of the Zoning Resolution permitting in a business use district, automatic auto

laundry, gasoline service, station, office, lubricatorium, motor vehicle repair shop with hand tools only and parking of cars awaiting service.

PREMISES AFFECTED—5802-5824 Church Avenue and 119-129 East 58th Street, southeast corner and 74-84 East 59th Street, Block 4706, Lot 36, Borough of Brooklyn.

7-57-BZ—Vol. I

APPLICANT—Lama, Proskauer and Prober for Ethel Peres, owner.

SUBJECT—Application reopened February 14, 1962 for consideration as to extension of term of variance, expires July 23, 1972—decision of the Borough Superintendent, previously granted on condition, under Sections 7e, 7f, 7h and 7i of the Zoning Resolution, permitting in a business and residence use district, the maintenance of a gasoline service station, lubricatorium, auto inspection, minor auto repairs, car wash, store room, office, store, parking and storage of motor vehicles.

PREMISES AFFECTED—2317-2327 Ralph Avenue and 6402-6414 Avenue M, southeast corner and 1302-1320 East 65th Street, Block 8364, Lot 34, Borough of Brooklyn.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

659-61-BZ

APPLICANT—Albert Melniker for Frank Esposito, owner.

SUBJECT—Application May 11, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution to permit in a residence use 'G-1' area district, the erection of a one story building for use as a retail store with accessory garage, the proposed building encroaches on the required side yard and rear yard.

PREMISES AFFECTED—1856 South Railroad Avenue, 110 Guyon Avenue, southwest corner, Block 4658, Lot 1, Oakwood, Borough of Richmond.

Hearing closed—Laid over from July 11, 1961 to July 25, 1961, for inspection and decision; laid over from July 25, 1961 to date to be set for decision, to await development of grade crossing elimination work; then set for March 13, 1962.

651-61-BZ

APPLICANT—Lama, Proskauer and Prober for Maurice Greenberg and Sidney Schwartz, owners.

SUBJECT—Application April 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection of a one story building for use as a restaurant with open parking of patrons cars and car-hop service with business signs and entrances for a temporary term of twenty (20) years.

PREMISES AFFECTED—2130-2140 Rockaway Parkway, 9616-9624 Schenck Avenue, southwest corner, Block 8331, Lot 70, Borough of Brooklyn.

Hearing closed—Laid over from October 3, 1961 to October 31, 1961, for hearing at the request of objector; then to November 21, 1961, for hearing at request of applicant; then to December 5, 1961, for decision; at request of applicant; then to December 12, 1961, for hearing at the request of the applicant; then to March 13, 1962, for inspection and decision.

31-33-BZ—Vol. IV

APPLICANT—Lama Proskauer and Prober for A & A Brothers Service Station, Incorporated, owner.

SUBJECT—Application reopened October 3, 1961 as Volume IV—decision of the Borough Superintendent, under Sections 7f, 7A & 21 of the Zoning Resolution, to permit in a business and residence use district, at an existing gasoline service station, lubricatorium, office, storage and auto laundry the extension of the uses to include minor auto repairs, office and sales of accessories, storage room and parking and storage of motor vehicles in the

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open area with curb cuts within 75 feet of a residence district and within 300 feet of a hospital.
PREMISES AFFECTED—610-622 Utica Avenue and 843-855 Winthrop Street, northwest corner, Block 4603, Lot 40, Borough of Brooklyn.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision.

111-36-BZ-Vol. II

APPLICANT—Louis B. Santangelo for 193 Realty Corporation, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district for a term of twenty years, the erection of a gasoline selling station, lubricatorium, car washing, office, minor repairs with hand tools only and parking and storage of more than five motor vehicles.

PREMISES AFFECTED—1776 Park Avenue and 76 East 123rd Street, south west corner, Block 1748, Lot 21, Borough of Manhattan.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision.

1228-40-BZ-Vol. III

APPLICANT—Larry Meltzer for Avenue P and East 19th Street Incorporated, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use, E area district, at an existing two story building occupied as stores, sales and showrooms and manufacturing of ladies coats, the erection of a one story extension into the residence portion for an additional store, the proposed extension exceeds the permitted area coverage, encroaches on the required setbacks and has a business sign.

PREMISES AFFECTED—1610-1620 East 19th Street and 1816-1824 Avenue P, south west corner, Block 6781, Lot 7, Borough of Brooklyn.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision.

300-48-BZ-Vol. II

APPLICANT—Lama Proskauer and Prober for The Estate of Mario Pulese, owner.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district, the erection of an extension to an existing gasoline service station accessory building, the installation of two gas pumps and the extension of the uses to include lubricatorium, minor auto repairs, storage room, office and sales, car washing (non-automatic) and the parking of motor vehicles awaiting service for a temporary term of twenty years.

PREMISES AFFECTED—8501-8507 Flatlands Avenue and 765-775 East 85th Street, north east corner, Block 8006, Lots 7 and 9, Borough of Brooklyn.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision.

852-56-BZ—Vol. III

APPLICANT—Haus and Bresin for John and Grace Desiderio, owners.

SUBJECT—Application reopened October 17, 1961 as Volume III—decision of the Borough Superintendent, un-

der Section 7i of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a one story building as a motor vehicle repair shop including wheel alignment, brake testing and brake repairs for a stated term of twenty years.

PREMISES AFFECTED—143-05 Liberty Avenue and 102-41 to 102-47 Remington Street, north east corner, Block 10020, Lot 138, Jamaica, Borough of Queens.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision.

321-61-BZ-Vol. II

APPLICANT—Crinnion and Crinnion for Berg Locmajian, owner.

SUBJECT—Application reopened October 17, 1961 as Volume II—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—3317-3319 Perry Avenue, west side, 450 feet north of Holt Place, Block 3343, Lot 136, Borough of The Bronx.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision.

1454-61-BZ

APPLICANT—Dominick Salvati and Son for Casa Bella, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business and residence use D area district, the erection of a two story and cellar extension to an existing one story and cellar building for use as a restaurant, the extension exceeds the permitted area coverage.

PREMISES AFFECTED—311-313 Avenue U, north side, 240 feet west of West Street, Block 7104, Lot 270, Borough of Brooklyn.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision.

1452-61-BZ

APPLICANT—Lama, Proskauer and Prober for Abraham Saperstein, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use D-1 area district, the erection of a two story building for use as stores, storage and offices on the second floor with loading and unloading and patron parking in the open area encroaching on the required setbacks for a temporary term of 25 years.

PREMISES AFFECTED—1446-1456 Remsen Avenue, 8913-8923 Avenue L, northwest corner, Block 8055, Lot 1, Borough of Brooklyn.

Hearing closed—Laid over from February 6, 1962 to February 14, 1962, for continued hearing at request of applicant; then to March 13, 1962, for inspection and decision; applicant to submit revised plans and amend application.

1462-61-BZ

APPLICANT—Henry Wolinsky for Wilfred L. Roger, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use G area district, the maintenance of a two car accessory garage to a one family dwelling that encroaches on the rear lot line.

PREMISES AFFECTED—20 Pelham Road, northeast cor-

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ner of Pelham Road and Park Drive, Block 5651, Lot 10, Borough of The Bronx.

Hearing closed—Laid over from January 30, 1962, to February 27, 1962, for hearing, at request of applicant, to submit new decision of the Borough Superintendent and to send twenty day notices to those in the area of notification; then to March 13, 1962, for inspection and decision.

65-26-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Trustee of Tufts College, owner.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail and local retail use district, the reconstruction and extension of the uses of an existing gasoline service station to include lubratory, minor auto repairs, car washing, office and sales, utility room, parking and storage of motor vehicles in the open area with a ground sign.

PREMISES AFFECTED—1295-1313 Fifth Avenue, northeast corner of East 110th Street, Block 1616, Lot 1, Borough of Manhattan.

Hearing closed—Laid over from February 27, 1962, to March 13, 1962, for inspection and decision; applicant to correct his application.

628-29-BZ—Vol. III

APPLICANT—John A. Dwyer for Harry J. Pieper, owner.

SUBJECT—Application reopened November 28, 1961 as Volume III—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a retail and residence use district the change in occupancy of an existing one story building from the storage of plumbing and heating supplies and plumbing shop to a knitting mill and storage for a temporary term of years.

PREMISES AFFECTED—71-36 to 71-38 73rd Street, west side, 90.08 feet north of Cooper Avenue, Block 3690, Lot 22, Glendale, Borough of Queens.

Hearing closed—Laid over from February 27, 1962, to March 13, 1962, for inspection and decision.

1480-61-BZ

APPLICANT—Randolph M. Smith for Frank S. Primeggia, owner.

SUBJECT—Application September 25, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a manufacturing and local retail use district, the erection of a one story extension to an existing 3 car garage and change the use to auto body shop, auto repairs, polishing and cleaning, sale of new and used cars and the storage of cars extending into the local retail use district.

PREMISES AFFECTED—121-66 Farmers Boulevard, west side, 430.39 feet north of 180th Street, mapped, Block 12458, Lot 27, Springfield Gardens, Borough of Queens.

Hearing closed—Laid over from February 27, 1962 to March 13, 1962, for inspection and decision.

1510-61-BZ

APPLICANT—Goldwater and Flynn for 117 Operating Corporation and 122 Operating Corporation; Bertram F. Bonner, and Corella A. Bonner, owners.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Section 19B (e) of the Zoning Resolution, to permit in a retail use B area district, the erection of a 34 story multiple dwelling without the required accessory garage.

PREMISES AFFECTED—117-127 East 59th Street, north side, 165 feet east of Park Avenue, 118-126 East 60th Street, Block 1394, Lots 7, 8, 9, 109, 10, 11, 62, 63, 64, 65, 165, Borough of Manhattan.

Hearing closed—Laid over from February 27, 1962 to March 13, 1962, for inspection and decision; applicant to obtain agreements from neighboring garages.

1533-61-BZ

APPLICANT—Mario A. Tucciarone for Joseph Fiore and Harry C. Bernard, owners.

SUBJECT—Application October 5, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a stated term of years, the erection of a one story building for use as a factory and warehouse with loading and unloading and accessory parking in the open area.

PREMISES AFFECTED—98-23 Linden Boulevard, north side, 124-41 feet west of 101st Street, Block 11501, Lot 257 (tentative), Ozone Park, Borough of Queens.

Hearing closed—Laid over from February 27, 1962 to March 13, 1962, for inspection and decision.

1542-61-BZ

APPLICANT—Murray L. White for Jack Tankeloff, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use F area district, on a plot presently developed with a two story frame building occupied as cabaret and dwelling with parking in the open area, the erection of a one story building for use as an accessory restaurant with a business sign, the proposed structure encroaches on the required setbacks.

PREMISES AFFECTED—133-04 to 133-20 New York Boulevard, west side, 217-84 feet north of 134th Avenue, Block 12291, Lot 34, Jamaica, Borough of Queens.

Hearing closed—Laid over from February 27, 1962 to March 13, 1962, for inspection and decision.

1941-61-BZ

APPLICANT—Irving Berg for First United Presbyterian Church of Queens Village, owner.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a one story and cellar extension to an existing church that encroaches the required setback from a mapped street.

PREMISES AFFECTED—94-29 217th Street, 217-04 94th Road, southeast corner, Block 10610, Lot 1, Queens Village, Borough of Queens.

Hearing closed—Laid over from February 27, 1962 to March 13, 1962, for inspection and decision.

577-42-BZ—Vol. II

APPLICANT—George H. Colin for Cities Service Oil Company, owner.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7c of the Zoning Resolution, to permit in a residence and business use district, the reconstruction and extension in area of an existing gasoline service station with lubratorium, minor motor vehicle repairs, car wash and the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—6833 Shore Road and 1-9 Bay Ridge Avenue, north east corner, Block 5859, Lots 10 and 12, Borough of Brooklyn.

Hearing closed—Laid over from December 12, 1961 to December 14, 1961, for decision; then to January 16, 1962, for decision; applicant to submit revised drawings and obtain new decision from Borough Superintendent; then to February 27, 1962, for hearing at request of applicant; applicant wishes to discuss revised layout with possible objectors; then to March 13, 1962, for decision; at request of applicant, objectors concurring.

190-54-BZ—Vol. II

APPLICANT—Henry Nordheim for 415 Sound View Avenue Incorporated, owner.

SUBJECT—Application reopened December 5, 1961 as Vol-

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ume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a one story extension to an existing laundry that exceeds the permitted area coverage and encroaches on the required setbacks, sideyard and rear yard.

PREMISES AFFECTED—415-421 Sound View Avenue, west side, 10.91 feet north of Underhill Avenue and 416 Leland Avenue, Block 3498, Lots 30, 31 and 32, Borough of The Bronx.

Hearing closed—Laid over from February 14, 1962, to February 27, 1962, for inspection and decision; then to March 13, 1962, at request of the applicant, to revise drawings and for decision.

MAX H. FOLEY, *Chairman.*

MARCH 13, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, March 13, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13. N. Y., on the following matters:

243-61-A

APPLICANT—Benjamin R. Levinson, for Harry and Frank Paul, owners.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—54 Lispenard Street, south side, 240 feet 13/4 inches west of Broadway, Block 194, Lot 29, Borough of Manhattan.

1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law—re height and bulk.

PREMISES AFFECTED—117 East 71st Street north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

1819-61-A

APPLICANT—Sidney Astor for Jacob Goodman, owner.

SUBJECT—Application December 5, 1961—Appeal from a decision of the Borough Superintendent re—enclosure for car hoist, egress, wall panels etc.

PREMISES AFFECTED—307 West 44th Street, north side, 100 feet west of 8th Avenue, Block 1035, Lot 28, Borough of Manhattan.

553-59-A—Vol. II

APPLICANT—Raymonde Garramone for Speedry Chemical Products Incorporated, owner.

SUBJECT—Application reopened January 9, 1962 as Volume II—Appeal from a decision of the Borough Superintendent, re—proposed extension not fronting on legal mapped street.

PREMISES AFFECTED—84-20 72nd Drive, south side, 206.60 feet west of 88th Street, Block 3810, Lots 444 and 456, Glendale, Borough of Queens.

552-60-A

APPLICANT—Abraham Grossman for Brodwin Sales Company, owner.

SUBJECT—Application July 1, 1960—Appeal from a decision of the Borough Superintendent re—egress.

PREMISES AFFECTED—244-246 23rd West Street, south side, 300 feet east of 8th Avenue, Block 772, Lot 69, Borough of Manhattan.

54-61-A

APPLICANT—Casale and Nowell for Encore Enterprises, Incorporated, owner.

SUBJECT—Application January 24, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Sections 61 and 187 of the Multiple Dwelling Law re—manufacturing above second floor and a decision of the Borough Superintendent re—Class 3 construction—commercial use, 3rd floor, re—live load.

PREMISES AFFECTED—1132 Madison Avenue, west side, 22 feet north of East 84th Street, Block 1496, Lot 16, Borough of Manhattan.

242-61-A

APPLICANT—Tablon Realty Corporation, owner.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—47 East Broadway, south side, 315 feet west of Market Street, Block 280, Lot 37, Borough of Manhattan.

268-61-A

APPLICANT—Tablon Realty Corporation, owner.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—49 East Broadway, south side, 290 feet west of Market Street, Block 280, Lot 36, Borough of Manhattan.

1408-61-A

APPLICANT—Hector Ferreras for Fred Goldhirsch, owner.

SUBJECT—Application September 6, 1961—filed pursuant to Section 36, Article III of the General City Law, re—building not facing on a legal street.

PREMISES AFFECTED—194 Seidman Avenue, west side, 37.76 feet north of Koch Boulevard, Block 5363, Lot 44, Eltingville, Borough of Richmond.

1409-61-A

APPLICANT—Hector Ferreras for Fred Goldhirsch, owner.

SUBJECT—Application September 6, 1961—filed pursuant to Section 36, Article III of the General City Law, re—building not facing on a legal street.

PREMISES AFFECTED—186 Seidman Avenue, east side, 64.42 feet north of Koch Boulevard, Block 5362, Lot 53, Eltingville, Borough of Richmond.

1458-61-A

APPLICANT—Albert Melniker for California Oil Company, owner; Isle Fuel Oil Service, lessee.

SUBJECT—Application September 18, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—535 Vanderbilt Avenue, 1047 Van Duzer Street, northeast corner, Block 650, Lot 30, Concord, Borough of Richmond.

1548-61-A

APPLICANT—Hector Ferreras for Robert H. Larsen, owner.

SUBJECT—Application October 9, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—40 Wheeling Avenue, south side, 100 feet east Queensdale Street, Block 6855, Lot 7, Great Kills, Borough of Richmond.

1562-61-A

APPLICANT—Aaron Halpern for Frances P. Headley, owner.

SUBJECT—Application October 5, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal Street.

PREMISES AFFECTED—45 Elizabeth Avenue, southwest corner of Richmond Terrace, Block 150, Lot 9, Stapleton, Borough of Richmond.

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1724-61-A

APPLICANT—Henry George Greene for Lucy Mines, owner.

SUBJECT—Application November 15, 1961—Filed pursuant to Section 35 Art. 3 of the General City Law re—building in bed of mapped street.

PREMISES AFFECTED—88-34 to 88-40 161st Street, west side, 243.3 feet north of 89th Avenue, Block 9764, Lots 77, 80, 81 and 126, Jamaica, Borough of Queens.

1761-61-A

APPLICANT—Hector Ferreras for Marion Koehler, owner.

SUBJECT—Application November 28, 1961—filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—815 Delafield Avenue, north side, 312.50 feet east of Greenleaf Avenue, Block 232, Lot 25, West Brighton, Borough of Richmond.

1795-61-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application December 5, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—25 Marble Street, north side, 148.36 feet west of Watchogue Road, Block 458, Lot 85, Westerleigh, Borough of Richmond.

1796-61-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application December 5, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—59 Marble Street, north side, 151.24 feet east of Seward Place, Block 458, Lot 102, Westerleigh, Borough of Richmond.

1797-61-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application December 5, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—65 Marble Street, north side, 111.38 feet (111.24 ft.. U.S. Std.) east of Seward Place, Block 458, Lot 104, Westerleigh, Borough of Richmond.

1852-61-A

APPLICANT—Hector Ferreras for Royal Crest Development Corporation, owner.

SUBJECT—Application December 12, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—1 Leverett Court, southeast corner of Leverett Avenue, Block 4609, Lot 9, Great Kills, Borough of Richmond.

1853-61-A

APPLICANT—Hector Ferreras for Royal Crest Development Corporation, owner.

SUBJECT—Application December 12, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—5 Leverett Court, east side, 47.00 feet south of Leverett Avenue, Block 4609, Lot 7, Great Kills, Borough of Richmond.

1854-61-A

APPLICANT—Hector Ferreras for Royal Crest Development Corporation, owner.

SUBJECT—Application December 12, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—9 Leverett Court, east side, 87.00 feet south of Leverett Avenue, Block 4609, Lot 5, Great Kills, Borough of Richmond.

1855-61-A

APPLICANT—Hector Ferreras for Royal Crest Development Corporation, owner.

SUBJECT—Application December 12, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—13 Leverett Court, east side, 127.0 feet south of Leverett Avenue, Block 4609, Lot 3, Great Kills, Borough of Richmond.

39-62-A

APPLICANT—George J. Sole, for St. Joseph R.C. Church, owner.

SUBJECT—Application January 9, 1962—filed pursuant to Section 36 of the General City Law re—proposed building does not front on a legal street, parochial school.

PREMISES AFFECTED—139 St. Mary's Avenue and 467 Tompkins Avenue, northwest corner, Block 2846, Lot 1, Rosebank, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

MARCH 20, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, March 20, 1962*, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

886-60-SM

APPLICANT—Mansfield Sanitary, Inc., owner—anti-siphon ballcock.

35-61-SM

APPLICANT—Northern Virginia Steel Corp., owner—steel joist.

344-61-SA

APPLICANT—The Seeburg Corporation, owner—vending machine.

787-61-SA

APPLICANT—Samuel Carr for The Balcranck, Inc., owner—spray pumps.

852-61-SA

APPLICANT—Bill Glover, Inc., owner—coin-operated dry cleaning machine.

877-61-SM

APPLICANT—Walter J. Kirhofer for Air Wall, Inc., owner—subdividing wall.

1005-61-SM

APPLICANT—Union Asbestos & Rubber Co., owner—incombustible asbestos sheet.

1325-61-SM

APPLICANT—Keelan Hardware Company, owner—grease filter.

1529-61-SM

APPLICANT—Purity Paint Products Corp., owner—bonding agent.

1649-61-SM

APPLICANT—Maestrelli Importing Corp., owner—coin-operated dry cleaning machine.

MAX H. FOLEY, *Chairman.*

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MARCH 27, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, March 27, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matter:

808-59-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for G. Bambino and J. Ferrari, owners.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, at an existing diner, the extension of the patron parking area and the installation of a ground sign.

PREMISES AFFECTED—4001-4009 Baychester Avenue and 1959 Strang Avenue northwest corner, Block 4981, Lots 80 and 94, Borough of The Bronx.

Laid over from February 27, 1962, to March 27, 1962, for hearing at request of objectors; no appearance for applicant.

1441-61-BZ

APPLICANT—Philip P. Agusta for Dominic Curcio and Frost Collision Service Incorporated, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7b and 7c of the Zoning Resolution, to permit in a unrestricted and business use district, the erection of a one story extension to an existing motor vehicle repair shop with welding, body and fender repairs, spraying, office and the storage of more than five cars extending into the business portion of the premises.

PREMISES AFFECTED—336-348 Meeker Avenue, 370 Leonard Street, southeast corner, Block 2738, Lot 5, Borough of Brooklyn.

Laid over from February 27, 1962 to March 27, 1962, for hearing; applicant to send out twenty day notices to owners legally affected.

1224-21-BZ—Vol. II

APPLICANT—Henrietta and Caroline Whitney, owners; Rabco Plastics, lessee.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use district, in an existing public garage previously granted by the Board, the extension of the use to include a factory.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

1749-61-A

APPLICANT—Henrietta and Caroline Whitney, owners.

SUBJECT—Application filed October 6, 1961—Appeal from a decision of the Borough Superintendent, re—tabular limits, exits, and location of gas pump, storage and parking of hearses.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

840-49-BZ—Vol. II

APPLICANT—Henry George Greene for Frederico Construction and Realty Company, Incorporated, owner.

SUBJECT—Application reopened January 16, 1962, as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a residence use, B area district, the erection of a three story extension to an existing building and occupy the first floor as a restaurant, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—315 East 53rd Street, north side, 176 feet 8 inches east of 2nd Avenue, Block 1346, Lot 8, Borough of Manhattan.

1508-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for City Wide Knitwear Processing Company, Incorporated, owner.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the erection of a one story extension to an existing factory for the dyeing and processing of furniture.

PREMISES AFFECTED—87-10 (88-02 displayed) Linden Boulevard, southwest corner of 88th Street, Block 11397, Lot 50, Ozone Park, Borough of Queens.

1556-61-BZ

APPLICANT—Andrew Di Camillo for Anna Crockett, owners; Tank Bottoms Incorporated, lessee.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7i and 21 of the Zoning Resolution, to permit in a residence and retail use district, in an existing two story building occupied as boiler room, nonstorage garage for not more than 20 cars, office and two family dwelling the extension of the uses to include motor vehicle repair shop.

PREMISES AFFECTED—416 Senator Street, south side, 100 feet east of 4th Avenue, Block 5855, Lot 13, Borough of Brooklyn.

1557-61-A

APPLICANT—Andrew Di Camillo for Anna Crockett, owner; Tank Bottoms Incorporated, lessee.

SUBJECT—Application September 22, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, additional use of motor repair shop.

PREMISES AFFECTED—416 Senator Street, south side, 100 feet east of 4th Avenue, Block 5855, Lot 13, Borough of Brooklyn.

1571-61-BZ

APPLICANT—Philip P. Agusta for Clarapat Holding Corporation, owner.

SUBJECT—Application September 27, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in an unrestricted and business use district, the erection of a one story building for the storage and fabrication of iron and steel products, welding, loading and unloading, office and the storage of two motor vehicles in conjunction with the adjoining building and use in the unrestricted use district.

PREMISES AFFECTED—92 Withers Street, south side, 51 feet west of Leonard Street, Block 2742, Lots 17, Borough of Brooklyn.

1626-61-BZ

APPLICANT—Max Siegel Associates for Mummy Realty Corporation, owner.

SUBJECT—Application October 30, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension of an accessory parking for a proposed supermarket with business entrances extending into the residence portion of the plot.

PREMISES AFFECTED—911 Gun Hill Road, 3510 Bronxwood Avenue, northeast corner, 900 East 211th Street, Block 4681, Lots 30, 38, 40 and 42, Borough of The Bronx.

1636-61-BZ

APPLICANT—Robert Gottlieb for James Petrillo, owner.

SUBJECT—Application November 1, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of pleasure type motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—691 East 139th Street, north

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side, 170 feet east of Cypress Avenue, Block 2568, Lot 36, Borough of The Bronx.

1639-61-BZ

APPLICANT—Abraham Grossman for Angela Musso and Ida Nicola, owners.

SUBJECT—Application November 1, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, in an existing three story and cellar building, the change in use of the first floor from store and storage to two stores with show windows for a temporary term of twenty years.

PREMISES AFFECTED—267 West 4th Street, 49 Ferry Street, northeast corner, Block 613, Lot 1, Borough of Manhattan.

1647-61-BZ

APPLICANT—Arnold Haber for Anthony Lavecchia, owner.

SUBJECT—Application November 2, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a local retail use district, the erection and maintenance of a gasoline service station and accessory uses for a temporary term of years.

PREMISES AFFECTED—3024-3036 Eastchester Road, east side, 266 feet south of Hammersly Avenue, Block 4766, Lot 47, Borough of The Bronx.

568-56-BZ

APPLICANT—Milton S. Zeiberg for Helen Weiss, owner.

SUBJECT—Application reopened February 27, 1962 for consideration as to extension of term of variance, expired December 11, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a business and residence use district, the parking of motor vehicles.

PREMISES AFFECTED—927-941 East Tremont Avenue, north side, 50 feet west of Vyse Avenue, Block 3126, Lots 3, 4 and 8, Borough of The Bronx.

790-41-BZ

APPLICANT—Randolph M. Smith for Vincent Cannistraro, owner.

SUBJECT—Application reopened February 27, 1962 for consideration as to extension of term of variance, expired September 20, 1960—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, the use of existing building for a motor vehicle repair shop.

PREMISES AFFECTED—112-16 to 112-18 101st Avenue, southwest corner of 113th Street, Block 9430, Lot 7, Richmond Hill, Borough of Queens.

595-41-BZ

APPLICANT—Bernal Realty Corp., owner.

SUBJECT—Application reopened February 27, 1962 for consideration as to extension of term of variance, expired November 27, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and business use district, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—308 Beach 44th Street, east side, 94 feet north of Rockaway Beach Boulevard, Block 367, Lot 1, Far Rockaway, Borough of Queens.

423-51-BZ

APPLICANT—Morton S. Cahn for Firm Realty, Inc., owner.

SUBJECT—Application reopened February 27, 1962 for consideration as to extension of term of variance, expired February 19, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use

district, the parking and storage of motor vehicles.
PREMISES AFFECTED—163-11 to 163-19 122nd Avenue and 120-52 to 120-60 164th Street, northwest corner, Block 12378, Lots 59 and 62, Jamaica, Borough of Queens.

35-59-BZ—Vol. II

APPLICANT—Max Siegel Associates for 30 West 58th Street Corporation and 23 West 57th Street Corporation, owners.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expires October 18, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a restricted retail use district the extension of existing parking lot for more than five motor vehicles into vacant area.

PREMISES AFFECTED—30-34 West 58th Street, south side, 400 feet west of Fifth Avenue and 23-25 West 57th Street, Block 1273, Lots 19, 20, 54, 55 and 56, Borough of Manhattan.

Laid over from February 27, 1962 to March 27, 1962 for inspection and decision; applicant to comply with requirements of previous resolution of the Board.

The following cases were laid over from previous public hearings for reasons in the MINUTES of such hearings.

883-48-BZ—Vol II

APPLICANT—Benjamin F. Nolan for Engledrum Service Station, Incorporated, owner.

SUBJECT—Application reopened October 24, 1961, as Volume II—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension in area and the erection of an extension to an existing gasoline service station with accessory uses of lubritorium, auto laundry, parking and storage of more than five motor vehicles, motor vehicle repairs and a two car garage.

PREMISES AFFECTED—3590 East Tremont Avenue, southwest corner of Lafayette Avenue, Block 5543, Lots 6 and 16, Borough of The Bronx.

Hearing closed—Laid over from January 23, 1962, without date, for inspection and for decision, if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision.

25-57-BZ—Vol. III

APPLICANT—Hodges Reavis McGrath and Downey for Davmac Corporation, owner.

SUBJECT—Application reopened October 3, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, E-1 area district, the erection of a one story extension to a building for the manufacturing storage and sale of tires, office and the parking of more than five motor vehicles and the extension of the uses to include wheel alignment, brake adjustment and repairs, the proposed structure exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—221-18 Merrick Boulevard, southeast corner of 221st Street, Block 13100, Lot 26, Laurelton, Borough of Queens.

Hearing closed—Laid over from January 23, 1962 without date, for inspection and for decision, if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision.

179-61-BZ—Vol. II

APPLICANT—Benjamin F. Nolan for Samuel and Ceilia B. Waterman, owners.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district the erection and maintenance of a gasoline service station, lubritorium, sales and office, minor

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auto repairs and the parking and storage of motor vehicles.

PREMISES AFFECTED—1070 White Plains Road, southwest corner of Watson Avenue, Block 3733, Lots 26, 28 and 29, Borough of The Bronx.

Hearing closed—Laid over from January 23, 1962 without date, for inspection and for decision, if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision.

1413-61-BZ

APPLICANT—Charles M. Spindler for 30-30 21st Street Corporation, owner.

SUBJECT—Application September 7, 1961—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district on a plot presently occupied as a lumber yard, the erection and maintenance of a gasoline service station, lubricatorium, auto washing (non-automatic) office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—30-36 to 30-46 (30-40 official) 21st Street, 14-50 to 14-58 30th Road, southwest corner, Block 535, lot 46, Long Island City, Borough of Queens.

Hearing closed—Laid over from January 23, 1961 without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit statement; then set for March 27, 1962 for decision.

1429-61-BZ

APPLICANT—Robert Gottlieb for Frank Feller, owner.

SUBJECT—Application September 14, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for not more than four (4) cars for a temporary term of five years.

PREMISES AFFECTED—48 West 167th Street, south side, 49.36 feet west of Anderson Avenue, Block 2509, Lot 55, Borough of The Bronx.

Hearing closed—Laid over from January 23, 1961 without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision.

1437-61-BZ

APPLICANT—John J. Tricarico for Pitta Funeral Home, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, the extension of the accessory parking of a funeral establishment into the residence portion of the premises.

PREMISES AFFECTED—292-302 McDonald Avenue, west side, 90 feet south of Caton Avenue, and 21 Dahill Road, Block 5323, Lots 17 and 80, Borough of Brooklyn.

Hearing closed—Laid over from January 23, 1961 without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision.

MAX H. FOLEY, *Chairman.*

MARCH 27, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, March 27, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:*

109-61-A

APPLICANT—Joshua Brown for Ruth Dalessio, owner.

SUBJECT—Application February 7, 1961—Appeal from a

decision of the Borough Superintendent, re—drainage system, swimming pool.

PREMISES AFFECTED—151 Jumel Street, north side, 101.01 feet west of Miles Avenue, Block 4606, Lot 42, Great Kills, Borough of Richmond.

110-61-A

APPLICANT—Joshua Brown for Edward Zwolski, owner.

SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system swimming pool.

PREMISES AFFECTED—308 Clawson Street, southeast corner of Jacques Avenue, Block 3649, Lot 33, New Dorp, Borough of Richmond.

111-61-A

APPLICANT—Joshua Brown for John E. Schilling, owner.

SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system, swimming pool.

PREMISES AFFECTED—732 Liberty Avenue, south side, 126.74 feet west of Oceanside Avenue, Block 3486, Lot 39, Midland Beach, Borough of Richmond.

112-61-A

APPLICANT—Joshua Brown for Louis Wintermeyer, owner.

SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system swimming pool.

PREMISES AFFECTED—151 Driggs Street, west side, 160.0 feet north of William Avenue, Block 5278, Lot 44, Great Kills, Borough of Richmond.

113-61-A

APPLICANT—Joshua Brown for Carl Dahl, owner.

SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system, swimming pool.

PREMISES AFFECTED—283 Willard Avenue, east side, 120.0 feet south of Waters Avenue, Block 437, Lot 15, Westerley, Borough of Richmond.

114-61-A

APPLICANT—Joshua Brown for Robert and Margaret Wolkwitz, owners.

SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system, swimming pool.

PREMISES AFFECTED—51 Sea Gate Road, east side, 132.99 feet north of Wadsworth Avenue, Block 3066, Lot 250, Rosebank, Borough of Richmond.

115-61-A

APPLICANT—Joshua Brown for Robert L. Gans, owner.

SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system for swimming pool.

PREMISES AFFECTED—224 Benedict Road, west side, 278.74 feet south of St. James Place, Block 872, Lot 90, Grymes Hill, Borough of Richmond.

965-57-A—Vol. II

APPLICANT—Hetkin Barshay and Hetkin for Golf House Incorporated.

SUBJECT—Application reopened December 12, 1961—Appeal from a decision of the Borough Superintendent, re—Proposed change in use—Club occupancy.

PREMISES AFFECTED—40 East 38th Street, south side, 80 feet west of Park Avenue, Block 867, Lot 43, Borough of Manhattan.

458-61-A

APPLICANT—Abraham Grossman for The Brook Incorporated, owner.

SUBJECT—Application April 14, 1961—Filed pursuant to

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Section 310 of the Multiple Dwelling Law for variation
 Section 67 of subd. of the Multiple Dwelling Law re—en-
 close public hall stairs, etc.
PREMISES AFFECTED—111-113 East 54th Street,
 north side, 90 feet east of Park Avenue, Block 1309, Lot
 5, Borough of Manhattan.

533-61-A

APPLICANT—Saul Goldsmith for Welbilt Corporation,
 owner.
SUBJECT—Application April 25, 1961—Appeal from a de-
 cision of the Borough Superintendent re—Spray booth not
 of approved type.

PREMISES AFFECTED—56-24 Flushing Avenue, south
 side, 38.19 feet east of 56th Street, Block 2649, Lot 69,
 Maspeth, Borough of Queens.

558-61-A

APPLICANT—Paul D. Gilbert for David Satlow, owner.

SUBJECT—Application April 27, 1961—Filed pursuant to
 Section 310 of the Multiple Dwelling Law for a variation
 of Section 34 subd. 1(a) and Section 27 subd. 6 of the
 Multiple Dwelling Law re—ceiling height, yard level.

PREMISES AFFECTED—575-605 (601 displayed) East
 19th Street, east side, 54 feet 8½ inches north of Newkirk
 Avenue, Block 5219, Lot 40, Borough of Brooklyn.

872-61-A

APPLICANT—Charles M. Spindler for Samuel Gottlieb,
 owner.

SUBJECT—Application June 12, 1961—Appeal from a de-

cision of the Borough Superintendent re—wood frame
 structures, enlargement, chimney.

PREMISES AFFECTED—92-110 Beach 64th Street, east
 side, 580 feet south of Larkin Avenue, Block 15935, Lots
 1 and 16, Arverne, Borough of Queens.

1519-61-A

APPLICANT—Abraham Grossman for Romiru Realty
 Corporation, owner.

SUBJECT—Application September 27, 1961—filed pursuant
 to Section 310 of the Multiple Dwelling Law for variation
 of Section 216, subdivision 3 of the Multiple Law and
 Section 34, subdivision 6 of the Multiple Dwelling Law
 re—creation of cellar apartments.

PREMISES AFFECTED—102 Greenwich Avenue, east
 side, 126 feet 6 inches north of West 12th Street, Block
 617, Lot 32, Borough of Manhattan.

1599-61-A

APPLICANT—Abraham Grossman, for Gussie Weingar-
 ten and Sol Berkowitz, owners.

SUBJECT—Application October 23, 1961—filed pursuant to
 Section 310 of the Multiple Dwelling Law for variation
 of Section 34, subdivision 6 of the Multiple Dwelling Law
 re—height of cellar apartment ceiling.

PREMISES AFFECTED—327 West 22nd Street, north
 side, 345 feet west of 8th Avenue, Block 746, Lot 22, Bor-
 ough of Manhattan.

MAX H. FOLEY, *Chairman.*

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REGULAR MEETING

TUESDAY MORNING, FEBRUARY 27, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Com-
 missioner Fox, Commissioner Becker and Commissioner
 Klein.

The minutes of the regular meetings of the Board held on
 Wednesday morning and afternoon, February 14, 1962, were
 approved as printed in the Bulletin of February 22, 1962,
 Vol. 47, No. 8.

55-26-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Trustees
 of Tufts College, owner.

SUBJECT—Application reopened January 9, 1962 as Vol-
 ume II—decision of the Borough Superintendent, under
 Section 7a of the Zoning Resolution, to permit in a retail
 and local retail use district, the reconstruction and exten-
 sion of the uses of an existing gasoline service station to
 include lubratory, minor auto repairs, car washing, office
 and sales, utility room, parking and storage of motor
 vehicles in the open area with a ground sign.

PREMISES AFFECTED—1295-1313 Fifth Avenue, north-
 east corner of East 110th Street, Block 1616, Lot 1, Bor-
 ough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

For Administration: Samuel Bodian, Park Dept. and
 Harvey Fox, N. Y. C. Housing Authority.

ACTION OF BOARD—Laid over to March 13, 1962, at
 10 A.M. for inspection and decision; applicant to correct
 his application; hearing closed.

8-29-BZ—Vol. III

APPLICANT—John A. Dwyer for Harry J. Pieper,
 owner.

SUBJECT—Application reopened November 28, 1961 as
 Volume III—decision of the Borough Superintendent, un-
 der Section 7c of the Zoning Resolution, to permit in a

business and residence use district, the change in occupancy
 of an existing one story building from the storage of
 plumbing and heating supplies and plumbing shop to a
 knitting mill and storage for a temporary term of years.

PREMISES AFFECTED—71-36 to 71-38 73rd Street, west
 side, 90.08 feet north of Cooper Avenue, Block 3690, Lot
 22, Glendale, Borough of Queens.

APPEARANCES—

For Applicant: John A. Dwyer, Harry J. Pieper and W.
 Emmrich.

For Opposition: None.

ACTION OF BOARD—Laid over to March 13, 1962, at
 10 A.M. for inspection and decision; hearing closed.

577-42-BZ—Vol. II

APPLICANT—George H. Colin for Cities Service Oil
 Company, owner.

SUBJECT—Application reopened October 3, 1961 as Vol-
 ume II—decision of the Borough Superintendent, under
 Sections 7a and 7c of the Zoning Resolution, to permit
 in a residence and business use district, the reconstruction
 and extension in area of an existing gasoline service sta-
 tion with lubratorium, minor motor vehicle repairs, car
 wash and the parking and storage of more than five motor
 vehicles.

PREMISES AFFECTED—6833 Shore Road and 1-9 Bay
 Ridge Avenue, north east corner, Block 5859, Lots 10 and
 12, Borough of Brooklyn.

APPEARANCES—

For Applicant: Benjamin Mosher and Thomas E. Berkery.

For Opposition: Sidney J. Shiffman, J. Thorsen and
 Samuel Bodian for Park Dept.

ACTION OF BOARD—Laid over to March 13, 1962, at
 10 A.M. for decision at request of applicant; objectors.
 concurring; hearing closed.

435-53-BZ

APPLICANT—Leonard F. Rothkrug for Concetta Tuozzo,
 owner.

SUBJECT—Application reopened January 30, 1962 for con-

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sideration as to extension of term of variance, expired July 10, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a retail use district, the storage and baling of scrap paper and rags.

PREMISES AFFECTED—6712 11th Avenue, west side, 60 feet south of 67th Street, Block 5765, Lot 44, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. at request of applicant.

436-53-BZ—Vol. II

APPLICANT—Paul Friedman for Russell Berkins Booth and Sidney Esikoff, owners; Irving Tellman, lessee.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the extension in area of an existing gasoline service station and the extension of the accessory building with uses of lubrication, auto washing (non-automatic) office, sale of accessories, minor repairs with hand tools only, safety inspection station, parking and storage of motor vehicles and the relocation of the ground sign for a stated term of 15 years.

PREMISES AFFECTED—141-50 Union Turnpike, south side, 44.96 feet west of Main Street. Block 6634, Lots 32 and 34, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Paul Friedman.

For Opposition: John F. Fitzsimons, Jeanne Dvorkin, Ida Pizzolato, Joseph Goldenberg, Rev. Julius B. Tusty, Sol Katz, Arthur J. Katzman, Charles J. Davitian, Olga Kaufmann and Ira M. Ansoerge.

ACTION OF BOARD—Laid over to March 20, 1962, at 10 A.M. for inspection if necessary, and decision if the Board has jurisdiction; applicant to file statement; hearing closed.

190-54-BZ—Vol. II

APPLICANT—Henry Nordheim for 415 Sound View Avenue Incorporated, owner.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a one story extension to an existing laundry that exceeds the permitted area coverage and encroaches on the required setbacks, sideyard and rear yard.

PREMISES AFFECTED—415-421 Sound View Avenue, west side, 10.91 feet north of Underhill Avenue and 416 Leland Avenue, Block 3498, Lots 30, 31 and 32, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim and Jacob N. Kliegman.

For Opposition: None.

ACTION OF BOARD—Laid over to March 13, 1962, at 10 A.M. at request of the applicant, to revise drawings and for decision; hearing closed.

911-55-BZ

APPLICANT—Leonard F. Rothkrug for Bangor Realty Corp., owner.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expired July 10, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a business and residence use district the use of the unbuilt upon portion of the lot for a parking lot and also for accessory parking for employees.

PREMISES AFFECTED—1674-1678 Broadway, south side, 59 feet 4 inches west of Decatur Street and 747-755 Decatur Street, Block 1503, Lot 31, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. at request of applicant.

428-56-BZ

APPLICANT—Leonard F. Rothkrug for V. and L. Cab Corporation, owner.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expired December 11, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 7i of the Zoning Resolution, permitting in a business and residence use district for a term of five (5) years, an office, accessory motor vehicle repair shop, storage and parking of more than 5 motor vehicles all in conjunction with a taxi cab business.

PREMISES AFFECTED—2712 (displayed) Tilden Avenue, south side, 68 feet 7 inches east of Rogers Avenue, Block 5138, Lot 4, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. at request of applicant.

35-59-BZ—Vol. II

APPLICANT—Max Siegel Associates for 30 West 58th Street Corporation and 23 West 57th Street Corporation, owners.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expires October 18, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a restricted retail use district the extension of existing parking lot for more than five motor vehicles into vacant area.

PREMISES AFFECTED—30-34 West 58th Street, south side, 400 feet west of Fifth Avenue and 23-25 West 57th Street, Block 1273, Lots 19, 20, 54, 55 and 56, Borough of Manhattan.

APPEARANCES—

For Applicant: John M. Hronec.

For Opposition: None.

ACTION OF BOARD—Laid over to March 27, 1962, at 10 A.M. for inspection and decision; applicant to comply with requirements of previous resolution of the Board; hearing previously closed.

808-59-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for G. Bambino and J. Ferrari, owners.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, at an existing diner, the extension of the patron parking area and the installation of a ground sign.

PREMISES AFFECTED—4001-4009 Baychester Avenue and 1959 Strang Avenue north west corner, Block 4981, Lots 80 and 94, Borough of The Bronx.

APPEARANCES—

For Applicant: None.

For Opposition: Maurice G. Gregoire, Anthony J. Cinque, Karl Geiger, James Spinella, H. Spidaleri, Reynette C. Ehinger, Elise Geiger, Veronica Terilli, Dorothy Feroldi and Benedetta Mancini.

ACTION OF BOARD—Laid over to March 27, 1962, at 10 A.M. for hearing at request of objectors; no appearance for applicant.

1421-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Carnegie Endowment for International Peace, owner;

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Chazen's Garage, Incorporated, lessee.

SUBJECT—Application September 11, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a restricted retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—335 East 46th Street, north side, 225 feet west of First Avenue, Block 1339, Lot 17, Borough of Manhattan.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to March 13, 1962, at 10 A.M. at request of the applicant to determine if proposed use is in conformity with the new Zoning Resolution.

1441-61-BZ

APPLICANT—Philip P. Agusta for Dominick Curcio and Frost Collision Service Incorporated, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7b and 7c of the Zoning Resolution, to permit in a unrestricted and business use district, the erection of a one story extension to an existing motor vehicle repair shop with welding, body and fender repairs, spraying, office and the storage of more than five cars extending into the business portion of the premises.

PREMISES AFFECTED—336-348 Meeker Avenue, 370 Leonard Street, southeast corner, Block 2738, Lots 4 and 5, Borough of Brooklyn.

APPEARANCES—

For Applicant: Philip P. Agusta and Dominick Curcio.

For Opposition: Frank S. Cappiello.

ACTION OF BOARD—Laid over to March 27, 1962, at 10 A.M. for hearing; applicant to send out twenty day notices to owners legally affected.

1462-61-BZ

APPLICANT—Henry Wolinsky for Wilfred L. Roger, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use "G" area district, the maintenance of a two car accessory garage to a one family dwelling that encroaches on the rear lot line.

PREMISES AFFECTED—20 Shore Road, northeast corner of Pelham Bay Parkway, Block 5651, Lot 10, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Wolinsky.

For Opposition: None.

ACTION OF BOARD—Laid over to March 13, 1962, at 10 A.M. for inspection and decision; hearing closed.

1464-61-BZ

APPLICANT—Lama. Proskauer and Prober for Commonwealth Equities Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, car washing, office and sales, storage room, and the parking and storage of motor vehicles in the open area with a ground sign and curb cuts within 75 feet of a residence use district for a temporary term of twenty years.

PREMISES AFFECTED—1741-1759 (1749 official) Westchester Avenue, north side, from Rosedale Avenue to Commonwealth Avenue and 1253-1259 Commonwealth Avenue, 1250-1260 Rosedale Avenue, Block 3784, Lots 1, 2, 3, 4, 6, 8, 9, Borough of The Bronx.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Laid over to March 6, 1962, at 10 A.M. for applicant to submit revised drawings and revise his application.

1480-61-BZ

APPLICANT—Randolph M. Smith for Frank S. Primeggia, owner.

SUBJECT—Application September 25, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a manufacturing and local retail use district, the erection of a one story extension to an existing 3 car garage and change the use to auto body shop, auto repairs, polishing and cleaning, sale of new and used cars and the storage of cars extending into the local retail use district.

PREMISES AFFECTED—121-66 Farmers Boulevard, west side, 430.39 feet north of 180th Street, mapped, Block 12458, Lot 27, Springfield Gardens, Borough of Queens.

APPEARANCES—

For Applicant: Randolph M. Smith.

For Opposition: None.

ACTION OF BOARD—Laid over to March 13, 1962, at 10 A.M. for inspection and decision; hearing closed.

1510-61-BZ

APPLICANT—Goldwater and Flynn for 117 Operating Corporation and 122 Operating Corporation; Bertram F. Bonner, and Corella A. Bonner, owners.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 19B (e) of the Zoning Resolution, to permit in a retail use B area district, the erection of a 34 story multiple dwelling without the required accessory garage.

PREMISES AFFECTED—117-127 East 59th Street, north side, 165 feet east of Park Avenue, 118-126 East 60th Street, Block 1394, Lots 7, 8, 9, 109, 10, 11, 62, 63, 64, 65, 165, Borough of Manhattan.

APPEARANCES—

For Applicant: Louis R. Colman.

For Opposition: None.

ACTION OF BOARD—Laid over to March 13, 1962, at 10 A.M. for inspection and decision; applicant to obtain agreements from neighboring garages; hearing closed.

1533-61-BZ

APPLICANT—Mario A. Tucciarone for Joseph Fiore and Harry C. Bernard, owners.

SUBJECT—Application October 5, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence use district, for a stated term of years, the erection of a one story building for use as a factory and warehouse with loading and unloading and accessory parking in the open area.

PREMISES AFFECTED—98-23 Linden Boulevard, north side, 124.41 feet west of 101st Street, Block 11501, Lot 257 (tentative) Ozone Park, Borough of Queens.

APPEARANCES—

For Applicant: Mario A. Tucciarone, Warren D. Bernard and Joseph Fiore.

For Opposition: Alexander De Angelis, J. Testani, Mr. & Mrs. Giadmini, Paul & Ellen Ricca, Sal & Rose Gammello, Mr. & Mrs. William Jamieson, Mr. & Mrs. L. Rahner, Mrs. Joseph Maiello, Tony Catapane, Mr. & Mrs. Ellen Soehl, Mr. & Mrs. John India, John Moskewicus, Marie Heilen, N. Bratta, Thomas S. Walsh, Jeanette George, Edward J. Seffert, Helen Shea and Fay Stravitsch.

ACTION OF BOARD—Laid over to March 13, 1962, at 10 A.M. for inspection and decision; hearing closed.

1542-61-BZ

APPLICANT—Murray L. White for Jack Tankeloff, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the

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Zoning Resolution, to permit in a residence use district, on a plot presently developed with a two story frame building occupied as cabaret and dwelling with parking in the open area, the erection of a one story building for use as an accessory restaurant with a business sign, the proposed structure encroaches on the required setbacks.

PREMISES AFFECTED—133-04 to 133-20 New York Boulevard, west side, 217.84 feet north of 134th Avenue, Block 12291, Lot 34, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Murray L. White.

For Opposition: Maurice Bryan, Carstella Dalton Jr., Rose Thomas, Mrs. John L. DuBerry Jr., Robert Moon, Leonard Vaughn and James A. Noel.

ACTION OF BOARD—Laid over to March 13, 1962, at 10 A.M. for inspection and decision; hearing closed.

1941-61-BZ

APPLICANT—Irving Berg for First United Presbyterian Church of Queens Village, owner.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a one story and cellar extension to an existing Church that encroaches the required setback from a mapped street.

PREMISES AFFECTED—94-29 217th Street, 217-04 94th Road, southeast corner, Block 10610, Lot 1, Queens Village, Borough of Queens.

APPEARANCES—

For Applicant: Irving Berg and Rev. John E. Geldmacher.

For Opposition: None.

ACTION OF BOARD—Laid over to March 13, 1962, at 10 A.M. for inspection and decision; hearing closed.

1094-39-BZ—Vol. II

APPLICANT—National Dairy Products Corporation, owner; John Zeng and Theodore Lester, lessees.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use district, the change in occupancy of an existing two story building, from a milk distributing plant, office and garage, to a wholesale grocery establishment and offices with a garage for more than five motor vehicles extending into the residence portion of the premises.

PREMISES AFFECTED—52-15 Metropolitan Avenue, north side, 75 feet west of Nurge Avenue, and 52-02 Flushing Avenue, south side, 103 feet west of 53rd Street, Block 2632, Lot 12, Maspeth, Borough of Queens.

APPEARANCES—

For Applicant: John E. Quinn and Glenn S. Dennis.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 14, 1962, after due notice by publication in the Bulletin; laid over to February 27, 1962 for inspection and decision; applicant to file drawing showing existing conditions, hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 26, 1961 acting on Alt. Applic. No. 1347-61, reads:

"1. The proposed change in use from boiler room, garage for more than 5 motor vehicles, milk distribution plant and offices to, boiler room, garage for more than 5 motor vehicles, wholesale grocery business and offices of a structure located in a business use district and extending into a residence use district is contrary

to Art. 2, Sec. 3 and Sec. 4-a, subsection 15 of the Z.R. See C.O. #Q-10127.

2. The proposed change in ownership is contrary to the resolution of the Board under Cal. #1094-39-BZ."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and the committee recommended that the application be granted; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is granted under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use district, the change in occupancy of an existing two story building from a milk distributing plant, office and garage to a wholesale grocery establishment and offices, with a garage for more than five motor vehicles extending into the residence portion of the premises on condition the work conform to drawings filed with this application dated October 23, 1961, 4 sheets, February 21, 1962, 2 sheets; that the signs on the building shall be restricted to those permitted in a business use district; that all laws, rules and regulations applicable be complied with; that permit shall be obtained, work done, and a Certificate of Occupancy obtained within twelve months from the date of this Resolution.

327-41-BZ—Vol. II

APPLICANT—Philip P. Agusta for Joseph Foraldo, owner.

SUBJECT—Application reopened November 8, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension of the uses in an existing one story building presently occupied as a rag and metal storage to include rag baling, junk shop and metal storage and use of an oxy-acetylene torch for junk and metal storage in the open area and parking of cars.

PREMISES AFFECTED—191-195 Woodpoint Road and 230-234 Skillman Avenue, southeast corner, Block 2893, Lots 12 and 17, Borough of Brooklyn.

APPEARANCES—

For Applicant: Philip P. Agusta.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 23, 1962 after due notice by publication in the Bulletin; laid over to February 20, 1962; twenty-day notices to be sent to legally affected property owners by the applicant; drawings are to show all doors and gates; then for continued hearing to February 27, 1962; applicant to amend application and change drawings; and

WHEREAS, the decision of the Borough Superintendent, dated September 15, 1961 acting on Alt. Applic. No. 2353-61, reads:

"1. In a residential use district, the proposed change in occupancy from cellar—ordinary storage; 1st floor—rag & metal storage to cellar—rag baling and storage and metal storage; 1st fl.—rag baling and storage, junk shop and metal storage; open area—use of oxygen acetylene torch, parking and storage of 5 motor vehicles metal storage and junk, curb cuts, is contrary to Article II Section 3 of the Zoning Resolution.

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This premises subject to previous BSA Board action under Cal. #327-41-BZ." and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the application be granted; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension of the uses in an existing one story building presently occupied for rag and metal storage, to include rag baling, junk shop and metal storage and the use of an oxyacetylene torch for junk and metal storage in the open area and for the parking of cars *on condition* the work be done to conform with drawings filed with this application dated September 22, 1961, 1 sheet, and February 23rd, 1962, 4 sheets revised; *on further condition* that all loading and unloading will be done on the property and off the street; that all laws, rules and regulations applicable be complied with, and that permit be obtained, work done, and Certificate of Occupancy obtained within twelve months from the date of this Resolution.

950-50-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for John Sacchi, owner.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expires October 7, 1963—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a residence and local retail use district, the use of premises for the sale and display of used motor vehicles.

PREMISES AFFECTED—1909 Bruckner Boulevard, northeast corner of White Plains Road, Block 3733, Lot 1, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

For Opposition: None.

ACTION OF BOARD—Time extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on October 14, 1953, this application, Volume II, was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the term of variance extended for five years on October 7, 1953; and

WHEREAS, the applicant states that this plot is presently located in a local retail district, from White Plains Road for a distance of 100 feet easterly along Bruckner Boulevard for a depth of 100 feet, and the balance is in a residence district; that the entire plot is in an E area district and class 1 height district; that there is no amendment pending before the City Planning Commission to change the zoning designation of this plot, but under the comprehensive amendment to the Zoning Resolution effective December 15, 1961, this entire plot is designated in a C2-5 district; that there have been no changes on the site and surrounding area since Certificate of Occupancy No. 17842 was issued December 20, 1955; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance which will expire by time limitation on October 7, 1963; and

WHEREAS, this application was reopened on January 30, 1962, and set for hearing on February 27, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent,

dated November 13, 1961, acting on Alt. Applic. 146-53, reads:

"1—Continued use of premises as a used car, sales lot for the entire lot and auxiliary office located within a residence & loc. ret. use district is contrary to Art. II Sections 3 and 4c of the Zoning Resolution & B.S.A. Cal. #950-50-BZ, Vol. II."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on October 14, 1953 as amended through October 7, 1958, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"That the Resolution be amended so that the time to obtain a Certificate of Occupancy shall extend from the date of this amended Resolution for a term of six months, and that in all other respects the provisions of the original Resolution shall be complied with."

611-52-BZ—Vol. IV

APPLICANT—Lama, Proskauer and Prober for Edward Baker, owner.

SUBJECT—Application reopened November 8, 1961 as Volume IV—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a temporary term of twenty years, the erection of a one story and cellar building for use as stores and storage only as permitted in restricted retail district, with curb cuts for the parking of patrons and employees cars and loading and unloading in the open area.

PREMISES AFFECTED—35-01, 35-05 and 35-09 24th Street and 24-02 to 24-08 35th Avenue, south east corner, Block 338, Lots 19 and 25, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalloti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 23, 1962 after due notice by publication in the Bulletin; laid over to February 14, 1962 at the request of the applicant; then to February 27, 1962 for decision; applicant to submit revised drawing and inform Board of date principal stockholder acquired title; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 24, 1961 acting on N.B. Applic. No. 3646-60, reads:

"1. The proposed erection of a building in a Residence Use District to be used for storage and stores, parking of patrons and employees cars and loading & unloading in open area is contrary to Art. II Sect. 3 of the Zoning Resolution.

2. The proposed business signs and accessory curb cuts in a Residence Use district are contrary to Art. II Sect. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the application be granted; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7e of the Zoning Resolution, to permit in a residence use district, for a temporary term of twenty years, the erection of a one story and cellar building for use as stores and storage, only

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as permitted in a restricted retail district, with curb cuts for the parking of patrons' and employees' cars and loading and unloading in the open area *on condition* the work be done to conform to drawings filed with this application dated September 22, 1961, 2 sheets, and February 20, 1962, 3 sheets revised; that the hours of loading and unloading be limited to 8 a.m. to 6 p.m.; that the sign on 35th Avenue shall not extend more than 25 feet from the 24th Street intersection and that this sign shall be non-flashing; that all other laws, rules and regulations be complied with; that a permit be obtained, work done, and Certificate of Occupancy obtained within twelve months from the date of this Resolution.

456-61-BZ—Vol. II

APPLICANT—Burke and Groh for Ludovico Moretti, owner; Jerry Bezelia, doing business as Linden Auto Wreckers, lessee.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection of a one story building for the sale of new and used tires and accessories with patron parking in the open area.

PREMISES AFFECTED—157-06 Linden Boulevard, south west corner of 158th Street, Block 12175, Lots 92, 94 and 96, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Oppositor: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 14, 1962 after due notice by publication in the Bulletin; laid over to February 27, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 10, 1961 acting on N.B. Applic. No. 587-61, reads:

"1. Proposed erection of store, sale of new and used auto tires, sale of auto accessories, parking of customers and employees cars (no fee to be charged) on open portion of lot, on a plot located in a Residence Use District is contrary to Article II, Section 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the application be granted; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7e of the Zoning Resolution, for a term of five years, to permit in a residence use district, the erection of a one story building for the sale of new and used tires and auto accessories, with patron parking in the open area *on condition* the work be done to conform with drawings filed with this application dated October 26, 1961, 4 sheets; *on further condition* that all accessories which are sold shall be clean and in good condition; that there be no dismantling of cars on the premises; that the premises are not to be used as a junk yard; that there shall be a split sapling fence fastened to the present wire fence around the property with the finished side of the split sapling fence facing out, six feet high; that any merchandise displayed on the property shall not project above the top of the six foot fence; that all laws, rules and regulations applicable be complied with; that a permit shall

be obtained, work done, and a Certificate of Occupancy obtained within twelve months from the date of this Resolution.

549-61-BZ

APPLICANT—Lama, Proskauer and Prober for Alexander M. Abes, owner.

SUBJECT—Application April 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a one story building for use as stores, with loading and unloading, accessory parking of patrons cars on the open area with business signs and curb cuts, for a term of twenty five (25) years.

PREMISES AFFECTED—97-27 to 97-45 57th Avenue, and 55-33 to 55-51 97th Place, northeast corner, and 55-32 to 55-42 98th Street, Block 1906, Lots 1, 43 and 46, Forest Hills, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti and Alexander Abes.
For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 4
Negative: Commissioner Klein 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on September 26, 1961 after due notice by publication in the Bulletin; laid over to October 3, 1961 at request of objectors; then to October 17, 1961 for inspection and decision; hearing closed; then set for February 14, 1962; then to February 27, 1962 for additional inspection and decision; and

WHEREAS, the decision of the Borough Superintendent, dated April 11, 1961 acting on N.B. Applic. No. 911-61, reads:

"1. The proposed erection of stores and storage with loading and unloading & parking of patrons cars (no fee) in open area, in a plot located in a Residence Use district is contrary to Art. II Sect. 3 of the Zoning Resolution.

2. The proposed business signs and curb cuts for business purposes in a Residence Use district are contrary to Art. II Sect. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the application be granted; and

WHEREAS, the Board finds that the property at the corner of 57th Avenue and 97th Place is occupied for stores; the adjacent property to the north on 98th Street is used for the storage of materials, and that the owner of the property across 57th Avenue in Blocks 1918 and 1922 has the right to use his property for stores; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a one story building for use as stores, only as permitted in a restricted retail district, with loading and unloading, accessory parking of patrons' cars on the open area, with business signs and curb cuts, for a term of 25 years *on condition* the work be done in accordance with drawings filed with this application dated April 21st, 1961, 5 sheets; that on the north, east and west boundaries of the parking lot a split-sapling fence be constructed on steel supports with the finished side of the split-sapling fence facing out; that bumpers be provided around the perimeter where cars are to be parked and that between the bumpers and split-sapling fence there be planted a three foot wide hedge; that the hours for loading and un-

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loading be from 8 A.M. to 6 P.M. only; that all laws, rules and regulations applicable be complied with, permits be obtained, work done, Certificate of Occupancy obtained within 12 months from the date of this Resolution.

1493-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G & M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 60-3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a multiple dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—413-421 West 23rd Street, north side, 125 feet west of Ninth Avenue, 420 West 24th Street, Block 721, part of lot 7, Borough of Manhattan.

APPEARANCES

For Applicant: John M. Hronec.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 14, 1962, after due notice by publication in the Bulletin; laid over to February 27, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 6, 1961, acting on Alt. Applic. 1549-61, reads:

"A1—Transient parking in a garage in a cellar of a building which is located in a Residence use district and which is appurtenant to a class A Multiple Dwelling is contrary to Art. II Sec. 9-b & c of the Zoning Resolution which prohibits the rental of such garage space for a period of less than one month by non-occupants."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the application be granted; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 60-3 of the Multiple Dwelling Law.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 60-3 of the Multiple Dwelling Law to permit in a residence use district, the use of the surplus parking spaces in a multiple dwelling accessory garage for transient parking, for a term of twenty years, *on condition* the building conform to drawings filed with this application dated September 20, 1961, 3 sheets; on further condition that the vehicles parked in the transient parking space shall be pleasure-type cars only and shall not exceed 149 in number in addition to the number of cars parked by the tenants of the building, and in addition to cars parked on a monthly basis; and also, *on condition* that the tenants of this apartment building may recapture any of the space devoted to transient parking on 30 days notice to the owner in accordance with Section 3(9)(b) of the Zoning Resolution and Section 60(1b) of the Multiple Dwelling Law; that all other laws, rules and regulations applicable shall be complied with, that permits required and any work required shall be done within twelve months from the date of this Resolution.

1494-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd. 1(b) of the Multiple Dwelling Law re—transient parking in accessory Multiple Dwelling Garage.

PREMISES AFFECTED—413-421 West 23rd Street, north side, 125 feet west of Ninth Avenue, 420 West 24th Street, Block 721, Part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: John M. Hronec.

For Opposition: None.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 6, 1961 on Alt. Applic. 1549-61, reads:

"A2—Transient parking in a garage in the cellar of a Multiple Dwelling by persons other than the occupants is contrary to Sec. 60, Sub. 1B of Multiple Dwelling Law."

and

WHEREAS, the applicant states that the building is 110 feet by 52 feet in area, 16 stories and penthouse, 150 feet high, of class 1 construction, located in residence use, B area and class 1½ height district, built in 1929, now used and occupied since 1956: cellar—boiler room, storage, tenant's laundry and garage; 1st floor—doctor's office and apartments; 2nd to 16th floors inclusive, apartments; penthouse—apartments, substantially in accordance with Certificate of Occupancy No. 45219 issued February 2, 1956; that the proposed use and occupancy will be the same, except for transient parking in the cellar; that additional facts about the premises are outlined in an accompanying zoning appeal under Cal. No. 1493-61-BZ; and

WHEREAS, the applicant states that in the year 1953 an accessory garage was built under the common yards between the buildings, at about cellar level, with a total legal capacity of 185 car spaces; that the Multiple Dwelling Law voluntarily permits a maximum capacity of one (1) car space for each dwelling unit, which would equal 193 car spaces for each building; that said law does not require any minimum number of car spaces for said dwelling; that we respectfully urge the Board to grant these variances, as permitting transient parking would not adversely affect anyone; that it would serve a public demand and tend to relieve traffic congestion; that no change of any kind to the structure is involved; that for all intents and purposes, the garage will exist as it does now, except for a minor change in signs indicating the transient parking; that the legislative intent of the amendments of Section 60 of the Multiple Dwelling Law was designed to take advantage of the large amount of unused parking space in Multiple Dwellings to relieve to some extent the shortage of off-street parking facilities for transient motor vehicles; that the granting of these variances will do substantial justice and be in harmony with the general purpose and intent of the laws governing same; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 1549-61, Objection No. A-2, dated September 6, 1961, be and it hereby is *modified* under the powers vested in the Board by Section 60 (1b) of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted*, *on condition* that all of the requirements of the Resolution adopted this day by the Board under Calendar Number 1493-61-BZ be complied with.

1495-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

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SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 60.3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—423-431 West 23rd Street, north side, 125 feet west of Ninth Avenue, 430 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: John M. Hronec.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 14, 1962, after due notice by publication in the Bulletin; laid over to February 27, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 6, 1961, acting on Alt. Applic. 1550-61, reads:

"A1—Transient parking in a garage in a cellar of a building which is located in a Residence use district and which is appurtenant to a Class A Multiple Dwelling is contrary to Art. II Sec. 9-b & c of the Zoning Resolution which prohibits the rental of such garage space for a period of less than one month by non-occupants."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the application be granted; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 60-3 of the Multiple Dwelling Law.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 60.3 of the Multiple Dwelling Law to permit in a residence use district, the use of the surplus parking spaces in a multiple dwelling accessory garage for transient parking for a term of twenty years *on condition* the building conform to drawings filed with this application dated September 20, 1961, 3 sheets; on further condition that the vehicles parked in the transient parking space shall be pleasure-type cars only and shall not exceed 149 in number, in addition to the number of cars parked by the tenants of the building, and in addition to cars parked on a monthly basis; and, also, on condition that the tenants of this apartment building may recapture any of the space devoted to transient parking on 30 days notice to the owner in accordance with Section 3(9)(b) of the Zoning Resolution and Section 60(1b) of the Multiple Dwelling Law; that all other laws, rules and regulations applicable shall be complied with, that permits required and any work required shall be done within twelve months from the date of this Resolution.

1496-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd. 1(b) of the Multiple Dwelling Law re—transient parking in a garage M.D.

PREMISES AFFECTED—423-431 West 23rd Street, north side, 125 feet west of Ninth Avenue, 430 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: John M. Hronec.

For Opposition: None.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 5, 1952 on Alt. Applic. 1550-61 reads:

"A2. Transient parking in a garage in the cellar of a Multiple Dwelling by persons other than the occupants is contrary to Sec. 60 sub. 1B of the Multiple Dwelling Law."

and

WHEREAS, the applicant states that the building is 110 feet by 52 feet in area, 16 stories and penthouse, 150 feet high, of class 1 construction, located in residence use, B area and class 1½ height district, built in 1929, now used and occupied since 1956; cellar—boiler room, storage, tenant's laundry, valet, maids locker rooms and garage; 1st floor—doctor's office and apartments; 2nd to 16th floors inclusive—apartments; penthouse—apartments; substantially in accordance with Certificate of Occupancy #45220, issued February 2, 1956; that the proposed use and occupancy will be the same, except for transient parking in the cellar; that additional facts about the premises are outlined in an accompanying zoning appeal under Cal. No. 1495-61-BZ; and

WHEREAS, the applicant states that in the year 1953 an accessory garage was built under the common yards between the buildings, at about cellar level, with a total legal capacity of 185 car spaces; that the Multiple Dwelling Law voluntarily permits a maximum capacity of one (1) car space for each dwelling unit, which would equal 193 car spaces for each building; that said law does not require any minimum number of car spaces for said dwelling; that we respectfully urge the Board to grant these variances, as permitting transient parking would not adversely affect anyone; that it would serve a public demand and tend to relieve traffic congestion; that no change of any kind to the structure is involved; that for all intents and purposes, the garage will exist as it does now, except for a minor change in signs indicating the transient parking; that the legislative intent of the amendments of Section 60 of the Multiple Dwelling Law was designed to take advantage of the large amount of unused parking space in Multiple Dwellings to relieve to some extent the shortage of off-street parking facilities for transient motor vehicles; that the granting of these variances will do substantial justice and be in harmony with the general purpose and intent of the laws governing same; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 1550-61, Objection No. A2, dated September 5, 1961, be and it hereby is *modified* under the powers vested in the Board by Section 60(1b) of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted*, *on condition* that all of the requirements of the Resolution adopted this day by the Board under Calendar Number 1493-61-BZ be complied with.

1497-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 60.3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—433-441 West 23rd Street, north side, 125 feet west of Ninth Avenue, 440 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

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APPEARANCES—

For Applicant: John M. Hronec.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Comissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 14, 1962, after due notice by publication in the Bulletin; laid over to February 27, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 6, 1961 on Alt. Applic. 1551-61, reads:

"A1—Transient parking in a garage in a cellar of a building which is located in a Residence use district and which is appurtenant to a Class A Multiple Dwelling is contrary to Art. II Sec. 9-b & c of the Zoning Resolution which prohibits the rental of such garage space for a period of less than one month by non-occupants."

and
WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the application be granted; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 60.3 of the Multiple Dwelling Law.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 60.3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a multiple dwelling accessory garage for transient parking for a term of twenty years *on condition* the building conform to drawings filed with this application dated September 20, 1961, 3 sheets; on *further* condition that the vehicles parked in the transient parking space shall be pleasure-type cars only and shall not exceed 149 in number, in addition to the number of cars parked by the tenants of the building, and in addition to cars parked on a monthly basis; and, also, on condition that the tenants of this apartment building may recapture any of the space devoted to transient parking on 30 days notice to the owner in accordance with Section 3(9)(b) of the Zoning Resolution and Section 60(1b) of the Multiple Dwelling Law; that all other laws, rules and regulations applicable shall be complied with, that permits required and any work required shall be done within twelve months from the date of this Resolution.

498-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M. Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd. 1(b) of the Multiple Dwelling Law re—transient parking in accessory Multiple Dwelling Garage.

PREMISES AFFECTED—433-441 West 23rd Street, north side, 125 feet west of Ninth Avenue, 440 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: John M. Hronec.

For Opposition: None.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 5, 1961 on Alt. Applic. 1551-61, reads:

"A2—Transient parking in a garage in the cellar of

a Multiple Dwelling by persons other than the occupants is contrary to Sec. 60 Sub. 1B of the Multiple Dwelling Law."

and

WHEREAS, the applicant states that the building is 110 feet by 52 feet in area, 16 stories, and penthouse, 150 feet high, of class 1 construction, located in residence use, B area and class 1½ height district, built in 1929, now used and occupied since 1956: cellar—boiler room, storage, tenant's laundry, employee's rest and locker rooms and garage; 1st floor—apartments, lobby and lounge, ladies and men's toilets, manager's office, reading room, accounting office, renting and building offices, cashier's desk, package and telephone switchboard rooms; 2nd to 16th floors inclusive—apartments; penthouse—apartments; substantially in accordance with Certificate of Occupancy No. 54211 issued February 2, 1956; that the proposed use and occupancy will be the same, except for transient parking in the cellar; that additional facts about the premises are outlined in an accompanying zoning appeal under Cal. No. 1497-61-BZ; and

WHEREAS, the applicant states that in the year 1953 an accessory garage was built under the common yards between the buildings, at about cellar level, with a total legal capacity of 185 car spaces; that the Multiple Dwelling Law voluntarily permits a maximum capacity of one (1) car space for each dwelling unit, which would equal 193 car spaces for each building; that said law does not require any minimum number of car spaces for said dwelling; that we respectfully urge the Board to grant these variances, as permitting transient parking would not adversely affect anyone; that it would serve a public demand and tend to relieve traffic congestion; that no change of any kind to the structure is involved; that for all intents and purposes, the garage will exist as it does now, except for a minor change in signs indicating the transient parking; that the legislative intent of the amendments of Section 60 of the Multiple Dwelling Law was designed to take advantage of the large amount of unused parking space in Multiple Dwellings to relieve to some extent the shortage of off-street parking facilities for transient motor vehicles; that the granting of these variances will do substantial justice and be in harmony with the general purpose and intent of the laws governing same; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 1551-61, Objection No. A2, dated September 5, 1961, be and it hereby is *modified* under the powers vested in the Board by Section 60(1b) of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted*, *on condition* that all of the requirements of the Resolution adopted this day by the Board under Calendar Number 1493-61-BZ be complied with.

1499-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 60.3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—443-451 West 23rd Street, north side, 125 feet west of Ninth Avenue, 450 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: John M. Hronec.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative 0

MINUTES

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 14, 1962, after due notice by publication in the Bulletin; laid over to February 27, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 6, 1961 on Alt. Applic. 1552-61, reads:

"A1—Transient parking in a garage in a cellar of a building which is located in a Residence use district and which is appurtenant to a Class A Multiple Dwelling is contrary to Art. II Sec. 9-b & c of the Zoning Resolution which prohibits the rental of such garage space for a period of less than one month by non-occupants."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the application be granted; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 60.3 of the Multiple Dwelling Law.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 60.3 of the Multiple Dwelling Law to permit in a residence use district, the use of the surplus parking spaces in a multiple dwelling accessory garage for transient parking for a term of twenty years *on condition* the building conform to drawings filed with this application dated September 20, 1961, 3 sheets; *on further condition* that the vehicles parked in the transient parking space shall be pleasure-type cars only and shall not exceed 149 in number, in addition to the number of cars parked by the tenants of the building, and in addition to cars parked on a monthly basis; and, also, on condition that the tenants of this apartment building may recapture any of the space devoted to transient parking on 30 days notice to the owner in accordance with Section 3 (9)(b) of the Zoning Resolution and Section 60 (1b) of the Multiple Dwelling Law; that all other laws, rules and regulations applicable shall be complied with, that permits required and any work required shall be done within twelve months from the date of this Resolution.

1500-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 Subd. 1(b) of the Multiple Dwelling Law re—transient parking in Accessory M.D. garage.

PREMISES AFFECTED—443-451 West 23rd Street, north side, 125 feet west of Ninth Avenue, 450 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: John M. Hronec.

For Opposition: None.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

5

Negative

0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 5, 1961 on Alt. Applic. 1552-61, reads:

"A2—Transient parking in a garage in the cellar of Multiple Dwelling by persons other than the occupants is contrary to Sec. 60 Sub. 1B of Multiple Dwelling Law."

and

WHEREAS, the applicant states that the building is 110 feet by 52 feet in area, 16 stories and penthouse, 150 feet high, of class 1 construction, located in residence use, B area and class 1½ height district, built in 1929, now used and occupied since 1956; cellar—boiler room and storage, tenants

laundry and garage; 1st floor—doctor's office and apartments; 2nd to 16th floors inclusive—apartments; penthouse—apartments; substantially in accordance with Certificate of Occupancy No. 45222 issued February 2, 1956; that the proposed use and occupancy will be the same, except for transient parking in the cellar; that additional facts about the premises are outlined in an accompanying zoning appeal under Cal. No. 1499-61-BZ; and

WHEREAS, the applicant states that in the year 1953 an accessory garage was built under the common yards between the buildings, at about cellar level, with a total legal capacity of 185 car spaces; that the Multiple Dwelling Law voluntarily permits a maximum capacity of one (1) car space for each dwelling unit, which would equal 193 car spaces for each building; that said law does not require any minimum number of car spaces for said dwelling; that we respectfully urge the Board to grant these variances, as permitting transient parking would not adversely affect anyone; that it would serve a public demand and tend to relieve traffic congestion; that no change of any kind to the structure is involved; that for all intents and purposes, the garage will exist as it does now, except for a minor change in signs indicating the transient parking; that the legislative intent of the amendments of Section 60 of the Multiple Dwelling Law was designed to take advantage of the large amount of unused parking space in Multiple Dwellings to relieve to some extent the shortage of off-street parking facilities for transient motor vehicles; that the granting of these variances will do substantial justice and be in harmony with the general purpose and intent of the laws governing same; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 1552-61, Objection No. A2, dated September 5, 1961 be and it hereby is *modified* under the powers vested in the Board by Section 60(1b) of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted on condition* that all of the requirements of the Resolution adopted this day by the Board under Calendar Number 1493-61-BZ be complied with.

1501-61-BZ

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner; G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—decision of the Borough Superintendent, under Section 60.3 of the Multiple Dwelling Law, to permit in a residence use district, the use of the surplus parking spaces in a Multiple Dwelling accessory garage for transient parking for a temporary term of twenty years.

PREMISES AFFECTED—453-461 West 23rd Street, north side, 125 feet west of Ninth Avenue, 460 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: John M. Hronec.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

5

Negative

0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 14, 1962, after due notice by publication in the Bulletin; laid over to February 27, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 6, 1961 on Alt. Applic. 1553-61, reads:

"A1—Transient parking in a garage in a cellar of a building which is located in a Residence use district and which is appurtenant to a Class A Multiple Dwelling is

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contrary to Art. II Sec. 9-b & c of the Zoning Resolution which prohibits the rental of such garage space for a period of less than one month by non-occupants."

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the application be granted; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 60.3 of the Multiple Dwelling Law.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Section 60.3 of the Multiple Dwelling Law to permit in a residence use district, the use of the surplus parking spaces in a multiple dwelling accessory garage for transient parking for a term of twenty years *on condition* the building conform to drawings filed with this application dated September 20, 1961, 3 sheets; on further condition that the vehicles parked in the transient parking space shall be pleasure-type cars only and shall not exceed 149 in number, in addition to the number of cars parked by the tenants of the building, and in addition to cars parked on a monthly basis; and, also, on condition that the tenants of this apartment building may recapture any of the space devoted to transient parking on 30 days notice to the owner in accordance with Section 3(9)(b) of the Zoning Resolution and Section 60(1b) of the Multiple Dwelling Law; that all other laws, rules and regulations applicable shall be complied with, that permits required and any work required shall be done within twelve months from the date of this Resolution.

1502-61-A

APPLICANT—Max Siegel Associates for First Terrace Gardens Incorporated, owner, G and M Garage Incorporated, lessee.

SUBJECT—Application September 20, 1961—Filed pursuant to Section 60 sub. 1b of the Multiple Dwelling law re—transient parking in accessory M.D. garage.

PREMISES AFFECTED—453-461 West 23rd Street, north side, 125 feet west of Ninth Avenue, 460 West 24th Street, Block 721, part of Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: John M. Hronec.

For Opposition: None.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5
..... 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 5, 1961 on Alt. Applic. 1553-61, reads:

"A2—Transient parking in a garage in the cellar of a Multiple Dwelling Garage by persons other than the occupants is contrary to Sec. 60 Sub. 1B of Multiple Dwelling Law."

and

WHEREAS, the applicant states that the building is 110 feet by 52 feet in area, 16 stories and penthouse, 150 feet high, of class 1 construction, located in residence use, B area and class 1½ height district, built in 1929, now used and occupied since 1956: cellar—boiler room and storage, tenants laundry and garage; 1st floor—doctor's office and apartments; 2nd to 16th floors—apartments; penthouse—apartments; substantially in accordance with Certificate of Occupancy No. 45223 issued February 2, 1956; that the proposed use and occupancy will be the same, except for transient parking in the cellar; that additional facts about the premises are outlined in an accompanying zoning appeal under Cal. No. 1501-61-BZ; and

WHEREAS, the applicant states that in the year 1953 an accessory garage was built under the common yards between the buildings, at about cellar level, with a total legal capacity of 185 car spaces; that the Multiple Dwelling Law

voluntarily permits a maximum capacity of one (1) car space for each dwelling unit, which would equal 193 car spaces for each building; that said law does not require any minimum number of car spaces for said dwelling; that we respectfully urge the Board to grant these variances, as permitting transient parking would not adversely affect anyone; that it would serve a public demand and tend to relieve traffic congestion; that no change of any kind to the structure is involved; that for all intents and purposes, the garage will exist as it does now, except for a minor change in signs indicating the transient parking; that the legislative intent of the amendments of Section 60 of the Multiple Dwelling Law was designed to take advantage of the large amount of unused parking space in Multiple Dwellings to relieve to some extent the shortage of off-street parking facilities for transient motor vehicles; that the granting of these variances will do substantial justice and be in harmony with the general purpose and intent of the laws governing same; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 1553-61, Objection No. A2, dated September 5, 1961, be and it hereby is *modified* under the powers vested in the Board by Section 60(1b) of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted*, *on condition* that all of the requirements of the Resolution adopted this day by the Board under Calendar Number 1493-61-BZ be complied with.

1576-61-BZ

APPLICANT—Crinnion and Crinnion for S. Conte and S. Calisi, owners.

SUBJECT—Application October 17, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, D-1 area district, the change in occupancy of an existing two story and cellar building from two families to three families.

PREMISES AFFECTED—2757 Seymour Avenue, west side, 123.67 feet south of Arnov Avenue, Block 4530, Lot 41, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5
..... 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 14, 1962 after due notice by publication in the Bulletin; laid over to February 27, 1962 for inspection and decision; applicant to submit additional information; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 11, 1961 acting on Alt. Applic. No. 983-60, reads:

"A1. Proposed three apts. (multiple dwelling) in a D-1 district will be contrary to Art. IV Sec. 14A of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the application be granted; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Sections 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21 of the Zon-

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ing Resolution, for a term of ten years, to permit in a residence use, D-1 area district, the change in occupancy of an existing, two story and cellar building from two families to three families *on condition* the building conform to drawings filed with this application dated October 17, 1961, 11 sheets; that all laws, rules and regulations applicable be complied with, that permit be obtained, work done and Certificate of Occupancy be obtained within twelve months from the date of this Resolution.

1754-61-BZ

APPLICANT—Leonard F. Rothkrug for Samuel and Herbert Singer, owners.

SUBJECT—Application November 24, 1961—decision of the Borough Superintendent, under Section 9A of the Zoning Resolution, to permit in a Class ½ Height district, the erection of a six story Multiple Dwelling that exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—3395 Nostrand Avenue, east side, 200 feet north of Avenue U, Block 7335, Lot 68 (formerly 68, 74 and 84), Borough of Brooklyn.

APPEARANCES—

For Applicant: Paul Friedman.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 14, 1962 after due notice by publication in the Bulletin; laid over to February 27, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 14, 1961 acting on N.B. Applic. No. 3550-59, reads:

"1. Proposed height of building within 2 miles of Floyd Bennett Airport is contrary to Art. III Section 9A of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the application be granted; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 9, Subdivision A of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the height district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 9A of the Zoning Resolution, to permit in a class ½ height district the erection of a six story multiple dwelling that exceeds the permitted height within two miles of a designated airport *on condition* the building conform to drawings filed with this application dated November 24, 1961, 5 sheets; that all laws, rules and regulations applicable be complied with, permit obtained, work done and Certificate of Occupancy obtained within twelve months from the date of this Resolution.

Adjourned 1:00 P.M.

JAMES P. MULROY, *Secretary*.

REGULAR MEETING

TUESDAY AFTERNOON, FEBRUARY 27, 1962,

2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

647-48-SA—Vols. I and II

APPLICANT—Automatic Burner Corporation, owner.

APPEARANCES—

For Applicant: W. A. Doermann.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

647-48-SA—Vols. I and II—Automatic Burner Corporation, Chicago, Illinois, requested that the resolution adopted May 3, 1949, and amended through May 9, 1961, under Calendar Number 647-48-SA—Vols. I and II be reopened and amended so as to include the ABC Model 97A Hi-Lo Burner 7668 and 7669 which will also be marketed by American-Standard Plumbing and Heating Division as the American Standard Burner.

USE: Residential and commercial oil burners.

DESCRIPTION: The Model 97A Hi-Lo Burner 7668 and 7669 is similar to the previously approved Model 97 burner but with a higher firing range of 12 to 24 gallons per hour. It has a low fire start and high fire operation and has a M-H electronic flame safeguard or similar control.

The burner has been tested and approved by the Underwriters' Laboratories File MP 1131 for fuel oil not heavier than No. 2.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted May 3, 1949, and amended through May 9, 1961, under Calendar Number 647-48-SA—Vols. I and II be reopened and amended so as to include the ABC Model 97A Hi-Lo Burner 7668 and 7669 which will also be marketed by American-Standard Plumbing and Heating Division of the American Standard Burner with same model designation on condition that the requirements of the resolution adopted May 3, 1949, and amended through May 9, 1961, under Calendar Number 647-48-SA—Vols. I and II be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

439-52-SM—Vols. I and II

APPLICANT—National Gypsum Company, owner.

APPEARANCES—

For Applicant—Donald K. Busch.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

439-52-SM—Vols. I and II—Amendment to resolution as to additional fire resistive partitions and floor and ceiling construction.

J. K. Hovind for National Gypsum Co., Buffalo, N. Y., requested that the resolution adopted June 2, 1953, and amended through May 23, 1961, under Calendar Number 439-52-SM—Vols. I and II be reopened and amended so as to include additional fire resistive partition and floor and ceiling construction.

USE: Studs and Furring Channels used in conjunction

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with fire resistive partitions and floor and ceiling construction.

DESCRIPTION: The Gold Bond Drywall Steel Studs are manufactured from 25 gauge galvanized steel in depth of 1 5/8", 2 1/2" and 3 5/8". The channels are "C" shaped with a 1/4" hemmed return at the open end of the flange. The flanges contain fine ridges to facilitate penetration of self-drilling sheet metal screws.

The Gold Bond Drywall Steel Stud Track, manufactured from 25 gauge galvanized steel in the same widths as the studs and are "U" shaped for aligning and anchoring the studs at floor and ceiling.

The Gold Bond Drywall Furring Channels, manufactured from 25 gauge galvanized steel into hat shaped channels with an overall width of 2 3/4". The channels have 1/2" hemmed wing flanges to facilitate attachment to ceiling framing spaced up to 4' 0" centers.

INSPECTION AND TEST: The studs, stud track and furring channels were tested, as a component part of both a fire resistive partition or a floor and ceiling construction at Ohio State University in accordance with the requirements of C26-588.0 through C26-590.0 and C26-591.0 and C26-592.0 Administrative Building Code. The partitions were constructed as follows:

Type 1.—The studs are spaced 2' 0" on centers and 5/8" Gold Bond Fire Shield Gypsum Wallboard (previously approved) is applied to each side of the stud with 1 1/8" self drilling screws spaced 1' 0" on centers along the intermediate studs and 0' 8" on centers along the vertical edges.

Type 2.—The same basic construction as Type 1 except that a second layer of the 5/8" board is laminated to the first layer, attached with the approved joint compound only. The floor and ceiling is constructed as follows:

Bar joists are placed 2' 0" on centers and 3/8" rib metal lath is placed on top of the joists to act as a form for the 2" sand and gravel concrete, strength 2700 p.s.i. min. The Gold Bond Furring Channels, spaced 2' 0" on centers are attached to the lower flanges of the joists every 4' 0" with wire clips. The 5/8" Gold Bond Fire Shield Gypsum Wallboard is attached to the channels with self drilling screws 1' 0" on centers along the intermediate framing and 0' 8" on centers along the butt edges.

Ratings based on the results of the tests were as follows:

Type 1. One hour fire resistive non-load bearing partition.

Type 2. Two hour fire resistive non-load bearing partition.

Floor and Ceiling—One hour fire resistive floor and ceiling construction.

The complete reports are on file with and are part of the record.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted June 2, 1953 and amended through May 23, 1961, under Calendar Number 439-52-SM—Vols. I and II be reopened and amended so as to include the material known as Gold Bond Drywall Steel Studs, Gold Bond Drywall Steel Stud Track and Gold Bond Drywall Furring Channels for use in New York City as a component part of a one and/or two hour fire resistive non-load bearing partition and for use in a one hour fire resistive floor and ceiling construction when constructed as herein described on condition that the requirements of the resolution adopted June 2, 1953, and amended through May 23, 1961, under Calendar Number 439-52-SM—Vol I be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

220-58-SM

APPLICANT—Charles Bloom, Inc., owner.

APPEARANCES—

For Applicant—Maurice Mazer.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 220-58-SM—Amendment to resolution as to additional flameproofed fabrics.

Charles Bloom, Inc., New York, requested that the resolution adopted November 18, 1958, under Calendar Number 220-58-SM be reopened and amended so as to include additional flameproofed fabrics.

USE: Flameproofed fabrics for drapery use in places of public assembly.

DESCRIPTION: The material is a combination of the approved modified acrylonitrile and/or Saran with either viscose rayon, polyester or flax.

INSPECTION AND TEST: Samples of the various blends of fabrics were tested at Better Fabrics Testing Bureau and all samples successfully met the requirements of the Flameproofing Rules of the Board. The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted November 18, 1958, under Calendar Number 220-58-SM be reopened and amended so as to include the additional fabrics known as Fire-LL Drapery Fabrics, Lexicon, Lipton, Samara, Pacific, Nomad and Biarritz on condition that the requirements of the resolution adopted November 18, 1958, under Calendar Number 220-58-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

84-59-SM

APPLICANT—Weyerhaeuser Company owner.

APPEARANCES—

For Applicant: Eugene M. Ford and Frank N. Modica.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 84-59-SM—Amendment to resolution as to rails, stiles, lock-block and change of corporate name.

Weyerhaeuser Company, Wood Products Division, Marshfield, Wisconsin, requested by filing an affidavit, that the resolution adopted February 21, 1961, under Calendar Number 84-59-SM be reopened and amended so as to show a change of ownership and also a change in the rails, stiles and lock-blocks.

USE: 3/4" and one hour fire resistive opening protective assemblies.

DESCRIPTION: The requested changes consists of a wider fire treated wood top and bottom rails, the approved door having 1 1/2" bottom rail and 1/2" top rail, and the request is for 4 1/2" fireproof treated wood top and bottom rails. The presently approved stiles are 3/4" and the request

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is for 1½" fireproof wood stiles. The requested size of the lock-block is 4" wide by 26" long of fireproof treated wood. RECOMMENDATION: The Committee on Test recommends that the resolution adopted February 21, 1961, under Calendar Number 84-59-SM be reopened and amended so as to show a new owner-manufacturer, namely Weyerhaeuser Co., Wood Products Division and to permit an increase in size of "fireproof" treated wood as herein described in the stiles, rails and lock-block, on condition that the requirements of the resolution adopted February 21, 1961, under Calendar Number 84-59-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

616-60-SM

APPLICANT—National Gypsum Company, owner.
APPEARANCES—

For Applicant: Donald K. Busch.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

616-60-SM—Amendment to resolution as to additional construction.

National Gypsum Co., Buffalo, New York, requested that the resolution adopted November 22, 1960, and amended April 18, 1961, under Calendar Number 616-60-SM be reopened and amended so as to include additional size tile and its use as a component part of a fire resistive floor and ceiling construction.

USE: Acoustical tile for use as a component part of a 2 hour fire resistive floor and ceiling.

DESCRIPTION: The requested tile is manufactured of the same material and in the same manner as the presently approved tile, the difference being in the size, the requested tile is 5⅞" x 23¾" x 23¾" or 5⅞" x 23¾" x 47¾".

INSPECTION AND TEST: A sample floor and ceiling construction was tested at the Underwriters Laboratories in accordance with the requirements of C26-588.0 through C26-596.0 Administrative Building Code.

The construction was as follows:

Steel joists, spaced 24" on centers, are first installed then ⅜" ribbed expanded metal lath is placed on top of the joists and secured to the joists with lath clips to be used as a form for the concrete topping. Concrete is then poured to a depth of 2" over the lath.

Main tees are then attached to the lower flange of the joists by means of tie wires, these tees are spaced 4' 0" on centers and cross tees are then placed perpendicular to the main tees on 2' 0" centers and the tile is then placed so as to rest on the flanges of the main and cross tees. The tiles are held in place by means of hold-down clips which are snapped onto the webs of the tees and made to bear on the tile. The construction conformed to Drawing R 4337-6 which is on file with and is part of the record.

The construction successfully met the fire and hose stream requirements of a two hour fire resistive floor and ceiling construction.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted November 22, 1960, and amended April 18, 1961, under Calendar Number 616-60-SM be reopened and amended so as to include the Gold Bond

Fire Shield Solitude Grid Panels in sizes of 5⅞" x 23¾" x 23¾" and 5⅞" x 23¾" x 47¾" for use in New York City as an incombustible acoustical tile and also to be used as a component part of a two hour fire resistive floor and ceiling construction on condition that the floor and ceiling construction be as herein described under the heading "Inspection and Test" and in the conformity with Drawing R 4337-6 and further that all the requirements of the resolution adopted November 22, 1960, and as amended April 18, 1961, under Calendar Number 616-60-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

869-60-SM

APPLICANT—American Synthanite Corporation, owner.
APPEARANCES—

For Applicant: D. W. Gesler.

ACTION OF BOARD—Material disapproved.

THE VOTE TO APPROVE—

Affirmative: Commissioner Fox 1
Negative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Becker and Commissioner Klein 4

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
869-60-SM—American Synthanite Corp., New York, filed for approval of the material known as Synthanite Cement under the provisions of C26-191.0 Administrative Building Code.

USE: Forms a concrete floor topping and/or underlayment.
DESCRIPTION: The material Synthanite is processed from the residue of hydrofluoric acid manufacture, and is manufactured for the American Synthanite Corp., by E. I. du Pont de Nemours & Co., Inc., at its hydrofluoric acid plant at Penns Grove, New Jersey.

The material is basically a synthetic anhydrous calcium sulfate (Ca SO⁴).

INSPECTION AND TEST: The applicant has submitted reports of tests conducted by Gulick-Henderson Laboratories, Inc., showing the compressive and flexural strength of a concrete using the material Synthanite.

The mix was 1 part of Synthanite, 1½ parts of sand and 1 part of gravel and 3½ gals. of water per sack of Synthanite.

The results were as follows: Compression—6325 p.s.i.
Flexure 651

The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Synthanite Cement under the provisions of C26-191.0 Administrative Building Code as a component part of a Synthanite concrete, of a mix of 1 part of Synthanite cement, 1½ parts of sand, 1 part of gravel and 3½ gallons of water per sack of cement, for use in New York City as a floor topping and/or underlayment for floor finishes on condition that each bag in which the material is marketed shall be stamped or labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 869-60-SM."

The Committee further recommends that the material shall only be construed as a topping and in no way shall it be considered as part of the thickness of the slab when considering the structural or fire resistance of the floor construction, the topping shall not be exposed to continuous moisture and if used with floor heating systems, the system shall not exceed 158°F and when topping is covered with

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an approved floor covering, the floor covering shall not be laid until the Synthianite Concrete is completely dried.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

WHEREAS, the report of the Committee on Test recommended approval of the appliance; and

WHEREAS, by vote of the Board, the material was not approved.

Resolved, that the Board of Standards and Appeals does hereby disapprove this material.

176-61-SM

APPLICANT—Air Reduction Chemical & Carbide Company, owner; John J. Crowe, agent.

APPEARANCES—

For Applicant: John J. Crowe.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 176-61-SM—J. J. Crowe for Air Reduction Chemical and Carbide Co., Cleveland, Ohio, filed for approval of the material known as Vinac CE-1-P under the provisions of C26-464.0 Administrative Building Code.

USE: The material is a bonding agent to be used to bond plaster to concrete.

DESCRIPTION: The material is a polyvinyl acetate emulsion. The formulation is of a proprietary nature and, therefore, the committee has placed the formula in a sealed envelope which has been placed in the Board's safe so that the constituent parts of the formula will not be disclosed but can be checked at any time, if necessary.

INSPECTION AND TEST: Samples of the material were tested at E. L. Conwell & Co., Laboratories.

The following tests were conducted: Tension, shear acidity and toxicity.

The tensile tests were made on three different groups of standard briquettes. The first group consisted of the following: neat cement, Ottawa sand mortar, Warner sand mortar, sanded gypsum, perlite gypsum, vermiculite gypsum and neat plaster.

The second group was made by cementing together the halves of the first group, after testing, with Vinac CE-1-P.

The third group was made by making half briquettes of neat cement, placing them in briquette molds, coating the exposed cross section with Vinac CE-1-P and then molding the other half with a brown coat, finish plaster, acoustical plaster and perlite plaster.

All specimens in condition 2 and 3 broke in shear and tension due to failure of the masonry material.

There was no change in pH at the end of 30 days and the products of combustion are not considered more dangerous than products of combustion of other materials used in construction. The complete report is on file with and is part of the record.

RECOMMENDATION: On the basis of the inspection and test and the data filed by the applicant, the Committee on Test recommends the approval of the material known as Vinac CE-1-P for voluntary use in New York City as a bonding agent to bond plaster to concrete or to cement mortar, the Committee further recommends that this material may be used as an adhesive to bond a finish coat directly over trowelled concrete, provided a three coat plaster is not required, for example, a line putty finish coat on concrete columns.

It is further recommended that, in no way shall this ma-

terial be construed to be the equivalent, nor shall it be used in lieu of a coat of plaster and further that each container in which the material is marketed shall be marked, labeled or stamped, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 176-61-SM."

The committee further recommends that this material may be marketed by the Standard Dry Wall Products, Inc., under the trade name Thorobond and by Preco Chemical Co. under the trade name Tite-Bond.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

497-61-SM

APPLICANT—Hart and Cooley Manufacturing Company, owner.

APPEARANCES—

For Applicant: Richard C. Smeenge.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 497-61-SM—Hart and Cooley Manufacturing Co., Holland, Michigan, filed for approval of the material known as Metlvent Types B and BW under the provisions of C26-696.0.4C Administrative Building Code.

USE: Flue and/or outlet pipe for gas appliance.
DESCRIPTION: The vent pipe sections consist of an aluminum pipe within a galvanized pipe, with an air space between. The aluminum pipe is 0.012" thick and the galvanized pipe is 0.018" thick. The type B range in size to 6" and the BW is used for venting recessed heaters.

INSPECTION AND TEST: Samples of the material were found to comply with C26-88.0 Administrative Building Code. The appliance has also been approved by the Underwriters Laboratories under File MH 6690. The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Metlvent Types B and BW as having met the requirements of C26-88.0 for use in New York City under C26-696.0.3.C on condition that the clearance from combustible material shall not be less than 1" and further that this appliance may be used only in conjunction with gas fired appliances producing gas vent temperature not in excess of 550°F and further that all cartons in which the material is marketed shall be labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 497-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

556-61-SM

APPLICANT—National Gypsum Company, owner; J. K. Hovind, agent.

APPEARANCES—

For Applicant: Donald K. Busch.

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ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 556-61-SM—J. K. Hovind for National Gypsum Company, Buffalo, New York, filed an application for approval of the material known as Gold Bond Therma Thane Perimeter Insulation for use in New York City under the provisions of Section C26-191.0 Administrative Building Code.

USE: Perimeter insulation for foundations and slab-on-ground construction.

DESCRIPTION: Gold Bond Therma Thane Perimeter Insulation is a rigid closed cellular polyurethane foam plastic of thermosetting characteristics. It is furnished in rectangular sheet form, 2' wide and 4' long in thicknesses of 13/32", 5/8", 15/16" and 1 1/4". Other thicknesses and sizes also available. It is a natural white or integrally colored light brown or yellow. Each sheet is scored lengthwise at spacings of 4", 8" and 6" on one side only to facilitate breaking or "snapping" into narrower sheets.

INSPECTION AND TEST: Tests covering thermal conductivity, compression resistance, moisture absorption, capillarity and other physical characteristics were conducted by Pittsburgh Testing Laboratory in accordance with ASTM and FHA test procedures and the product met all the requirements of "FHA Test Procedures to Determine Acceptability of Perimeter Insulation for Concrete Floors on Ground." Copies of the test reports are on file with and part of the record.

RECOMMENDATION: The Committee on Test recommends approval of the material known as Gold Bond Therma Thane Perimeter Insulation for voluntary use as perimeter insulation for concrete slab-on-ground, floors or foundations under the provisions of C26-191.0 Administrative Building Code which may be placed on ground, held by back-fill or bonded to concrete surfaces with a cement mortar, emulsion type asphalt adhesive, or rubber mastic on condition that the cartons in which the material is marketed, or if supplied unwrapped, the shipping tickets, bills of lading and/or invoices shall be tagged, stamped or labeled: "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 556-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

919-61-SA

APPLICANT—Sears, Roebuck and Company for Armstrong Products Corporation, owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 919-61-SA—Armstrong Products Corp., Huntington, West Virginia, filed for approval of the appliance known as Ken-

more Gas Fired Heater Models 519015, 519020, 520015 and 520020 under the provisions of Article 12 Administrative Building Code, the Multiple Dwelling Code and the Multiple Dwelling Law. These heaters will be marketed by Sears Roebuck and Co.

USE: Gas fired space heaters.

DESCRIPTION: These Kenmore heaters are free standing heaters consisting of a cast iron drilled port burner firing into the bottom of a stamped steel combustion chamber which connects to a secondary heat exchanger or radiator by means of two flue ways. The radiator connects to a draft hood which is provided with a collar to which a vent pipe is to be connected to exhaust combustion products outdoors. The entire heat exchanger is constructed of 20 gauge sheet steel and is finished in a heat resistant black paint.

The heat exchanger and burner are enclosed in a rectangular cabinet constructed of 22 gauge sheet steel finished in a tan textured baked-on enamel. The top portion of the front panel has an opening of expanded steel. The 519015 Models in addition have louvers in the top of the casing.

Access is provided for lighting the pilot burner or adjusting the air regulator by means of a small door on the left side of the cabinet.

Each heater is provided with an automatic gas valve and safety pilot to shut off gas supply in case of pilot flame failure.

These heaters are available with thermostatic control.

The last two digits in the model number indicate the heat rating in thousands of BTU per hour.

INSPECTION AND TEST: All data was examined by Assistant Engineer G. F. Sklenarik.

These Kenmore heaters have been tested and approved by the American Gas Association.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Kenmore Gas Fired Heater Models 519015, 519020, 520015 and 520020 for use in New York City in accordance with this report and the provisions of Article 12 Administrative Building Code, the Multiple Dwelling Code and the Multiple Dwelling Law provided that each heater shall bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 919-61-SA." The Committee further recommends that the heater shall not be installed in garages or places of explosive atmospheres.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

360-59-A

APPLICANT—Sidney Daub for Muriel N. Nirenstein and Dorothy F. Kempner, owners.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired November 10, 1960—Appeal from a decision of the Borough Superintendent; re egress; previously granted on condition.

PREMISES AFFECTED—298 Broadway, east side, 73 feet 3/4 inches north of Duane Street, Block 154, Lot 5, Borough of Manhattan.

APPEARANCES—

For Applicant: Sidney Daub.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

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THE RESOLUTION—

WHEREAS, this application was granted by the Board on November 10, 1959, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on November 10, 1959 only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that in view of the statement by the applicant that the work has been substantially completed except for items 1 through 7 cited in the Borough Superintendent's decision dated December 5, 1961, acting on Certificate of Occupancy Applic. No. 1162-61, all work shall be completed and a certificate of occupancy obtained within six months from the date of this *amended* resolution." (Alt. 1816/58)

146-61-A

APPLICANT—Harry Soled for Station A Properties Incorporated, owner.

SUBJECT—Application February 9, 1961—Appeal from an order of the Fire Commissioner re—automatic Sprinkler System.

PREMISES AFFECTED—4 South Street, north side, 77 feet, 7 inches west of Moore Street, Block 4, Lot 4, Borough of Manhattan.

APPEARANCES—

For Applicant: Harry Soled.

For Administration: Lieut. Michael F. Leen, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 16, 1961 on Violation Order No. 481231, reads:

"1. Provide an approved automatic sprinkler system throughout building. C19-161.0 Administrative Code."

and
WHEREAS, the applicant states that the earliest records available at the Building Department show computations dating back to 1896 for the floors loads; that under Comp. 357-1896 on 4 South Street, the application refers to the building as a warehouse; that a subsequent Alt. Applic. 2152-16 shows the building to be a loft and store; that a subsequent Comp. 664/19 shows that building as lofts; that no further applications have been made; that the building at this date has a retail store on the 1st floor and is occupied as a storage warehouse on the 2nd, 3rd, 4th, 5th and 6th floors; that nobody is actively engaged on either of these floors, excepting the 2nd floor which is used as a shipping office; that the tenant on the 2nd floor does not lease the upper floors, which are leased to another tenant in an adjoining building to the rear (34 Moore Street); that the items store are metal products and incombustibles, and not more than 10% of each floor was occupied as the time of the applicant's inspection; that the demand for a sprinkler in this building is unreasonable and unfair, because there is no factory work being performed and no hazardous business being conducted; that the building is slated for demolition by condemnation to make room for a housing project as per letter herewith enclosed; and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board.

Resolved, that the Order of the Fire Commissioner, dated January 16, 1961, acting on Violation Order Number 481231, Objection Number 1 be and it hereby is *affirmed* and that the appeal be and it hereby is *denied*.

147-61-A

APPLICANT—Harry Soled for Station A Properties Incorporated, owner.

SUBJECT—Application February 9, 1961—Appeal from an

order of the Fire Commissioner re—automatic sprinkler system.

PREMISES AFFECTED—5 South Street, north side, 57 feet 6 inches, west of Moore Street, Block 4, Lot 3, Borough of Manhattan.

APPEARANCES—

For Applicant: Harry Soled.

For Administration: Lieut. Michael F. Leen, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 16, 1961 on Violation Order No. 481231, reads:

"1. Provide an approved automatic sprinkler system throughout building. C19-161.0 Administrative Code."

and

WHEREAS, the applicant states that the building is 20 feet 2 inches by 79 feet 5 inches in area, 6 stories, 60 feet high, of class 3 construction, located in unrestricted use, B area class 2½ height district, built prior to 1900, now used and occupied since 1900: cellar—vacant; basement—bar and grill, 20 persons; 1st, 2nd, 3rd, 4th and 5th floors—storage; (one tenant 1st through 5th floors, storage of metal products non-combustible), without a certificate of occupancy; that the proposed use and occupancy will be the same; and
WHEREAS, the applicant states that the items stored are metal products and incombustibles and not more than 10% of each floor was occupied at the time of the applicant's inspections; that the demand for a sprinkler in this building is unreasonable and unfair, because there is no factory work being performed and no hazardous business being conducted; that the building is slated for demolition by condemnation to make room for a housing project as per letter herewith enclosed; and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board.

Resolved, that the Order of the Fire Commissioner, dated January 16, 1961, acting on Violation Order #481231, Objection No. 1, be and it hereby is *affirmed* and that the appeal be and it hereby is *denied*.

157-61-A

APPLICANT—Herman E. Horwood for Joseph Feldman, owner.

SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—58 Walker Street, north side, 153 feet 4 inches west of Broadway, Block 194, Lot 3, Borough of Manhattan.

APPEARANCES—

For Applicant: H. E. Horwood.

For Administration: Lieut. Michael F. Leen, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 13, 1961 on Violation Order No. 483210, reads:

"1. Provide an approved automatic sprinkler system throughout entire building."

and

WHEREAS, the applicant states that the building is 25 feet 1 inch by 90 feet in area, 5 stories, 76 feet high, of class 3 construction, located in manufacturing use, B area and class 2 height district, built in 1869, now used and occupied since 1913: cellar—stock (textiles); 1st floor—sales and offices, 2 persons; 2nd, 3rd, 4th and 5th floors—stockroom; that the proposed use occupancy will be the same; and

WHEREAS, the applicant states that the premises is used

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for the salesroom and office of textiles; that the basement and upper floors are used for stock rooms for the merchandise sold on the 1st floor; that the 2 persons on the 1st floor are the only persons in the entire building; that the stairway extends from the cellar to the roof bulkhead and is enclosed in the cellar and 1st floor in brick walls and from 2nd to 4th in partitions of wood stud covered on the stair side with wire lath and cement and on the loft side with wood boards; that there is no manufacturing in the building and the inside area is less than 2,000 square feet per floor; that it would appear that this order which does not even state under what law or section it is issued is arbitrary and capricious and does not contain any high or even medium hazard materials as listed by the proposed requirement for sprinkler in factories and certainly should not be disregarded by the Fire Department in a non-factory building; and,

WHEREAS, the premises and surrounding area were inspected by a committee of the Board.

Resolved, that the order of the Fire Commissioner, dated January 13, 1961, acting on Violation Order #483210, Objection No. 1, be and it hereby is *affirmed* and that the appeal be and it hereby is *denied*.

229-61-A

APPLICANT—Edwin Storch for Follett Time Devices, Incorporated, owner.

SUBJECT—Application February 27, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—62 Reade Street, north side, 174 feet 1 inch west of Broadway, Block 150, Lot 4, Borough of Manhattan.

APPEARANCES—

For Applicant: Edwin Storch.

For Administration: Lieut. Michael F. Leen, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 31, 1961 on Violation Order No. 490570, reads:

"1. Provide an approved automatic sprinkler system throughout entire building in 62 Reade Street. Chapter 19-161.0 Admin. Code."

and

WHEREAS, the applicant states that the building is 25 feet 8 $\frac{3}{4}$ inches by 61 feet 10 $\frac{1}{2}$ inches in area, 5 stories, 70 feet high, of class 3 construction, located in business use, B area and class 2 $\frac{1}{2}$ height district, built about 1900, now used and occupied since about 1900: sub-cellar—storage; cellar—storage—1st floor—store; 2nd floor—office and servicing and adjusting of time clocks, 2 persons; 3rd and 4th floors—storage—vacant; 5th floor—printer, 1 person; without a certificate of occupancy; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that the building has an interior wood stair, extending from sub-cellar to roof, located on the east side with direct exit to street; that stairs are enclosed with wood partitions and doors on the 1st to 5th floors inclusive; that stairs in sub-cellar are to be enclosed with masonry partitions and fireproof self-closing doors all as per plans filed and approved by Building Department; that there is a labor law fire escape erected in the front of the building with counterbalance stairs, fireproof windows, etc.; that it is proposed to fire retard stairs with Fire Code #60; that the owner intends to limit the factory occupancy to not more than 5 persons engaged in factory work and will fire retard the balance of the hall partitions just as quickly as floor space is rented or before as circumstances may permit; and

WHEREAS, the premises was inspected by a committee of the Board

Resolved, that the order of the Fire Commissioner, dated

January 31, 1961, acting on Violation Order No. 490570, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the perforated pipe system in the cellar and subcellar shall be maintained in good condition; that the present stairs shall be fire retarded with Fire Code material Number 60 construction; that the building shall conform to drawings filed with this appeal dated February 27, 1961, 4 sheets; that the third and fourth floors shall be maintained vacant; that the work shown on drawings filed shall be completed within 60 days; and that all other laws, rules and regulations applicable shall be complied with.

289-61-A

APPLICANT—Daniel Laitin for Sophie and George Bogin, owners H. Bogin and Son, lessee.

SUBJECT—Application March 10, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—40-06 to 40-08 Astoria Boulevard, south side, 51.37 feet east of Steinway Street, Block 686, Lot 12, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Daniel Laitin

For Administration: Lieut. Michael F. Leen, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 17, 1961 and February 24, 1961 on Order No. 269-1, reads:

"1. Install an approved wet automatic sprinkler system throughout building having at least one source of water supply arranged and equipped as per Article 16 Chapter 26 Administrative Code as provided in Chapter 19-161.0, Adm. Code."

and

WHEREAS, the applicant states that the building is 50.76 feet by 114.92 and 132.04 feet in area, 3 stories, 40 feet high, of class 3 construction, located in retail use, B area and class 1 $\frac{1}{4}$ height district, built in 1905, now used and occupied since 1939: cellar—boiler room and storage; 1st floor—warehouse, 4 persons; 2nd and 3rd floors—warehouse, contrary to Certificate of Occupancy #2589 issued February 1, 1937 against Cor. Applic. 4053, which indicates use as follows: 1st floor—sale of lumber material; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that 1st, 2nd and 3rd floors are used to display and sell light furniture items; that the occupancy is always very small with never more than 5 to 10 people on a floor; that the cellar is used for storage and a boiler room which is self-contained in a fire retarded enclosure; that the owners intend to comply with the Building Department regulations and will install the necessary and proper exits; that the building has limited occupancy; that the building is maintained in a neat and orderly manner; that the building was originally a furniture warehouse but the certificate of occupancy, obtained on February 1, 1937 for the sale of lumber material presented a greater hazard to the area than the present occupancy; that the Fire Department rescinded a similar order in 1957; and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board

Resolved, that the order of the Fire Commissioner, dated January 17, 1961 and February 24, 1961, acting on Order No. 269-1, Objection No. 1, be and it hereby is *affirmed* and that the appeal be and it hereby is *denied*.

302-61-A

APPLICANT—C.H.J. Realty Corporation, owner; Interstate Casing Company of Ohio, lessee.

SUBJECT—Application February 20, 1961—Appeal from an

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order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—38 Renwick Street, east side,
125 feet south of Spring Street, Block 594, Lot 71, Bor-
ough of Manhattan.

APPEARANCES—

For Applicant: Sidney Daub and Henry Rice.
For Administration: Lieut. Michael F. Leen, Fire Dept.
ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Becker and Commissioner Klein..... 4
Negative: Commissioner Fox 1
THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated
January 23, 1961 on Violation Order Number 478014, reads:

"1. Provide an approved automatic sprinkler system
throughout the building.
Chapter 19-161.0 Administrative Code."

and
WHEREAS, the applicant states that the building is 25 feet by
57 feet in area, 6 stories, 60 feet high of class 3 construc-
tion, located in unrestricted use, A area and class 2 height
district, built in 1880, now used and occupied since 1955:
cellar—packing sausage casings and boiler room, 1 person;
1st floor—shipping and office, 3 persons; 2nd floor—water
testing sausage casings, 14 persons; 3rd floor—salt storage
and rest rooms, 10 persons; 4th floor—storage of barrels;
5th floor—refrigerator for sausage casings; 6th floor—stor-
age of equipment; substantially in accordance with Certifi-
cate of Occupancy Number 44651 issued September 23, 1955
against Alt. Applic. 1297-51; that the proposed use and
occupancy will be the same; and

WHEREAS, the applicant states that this building is in the
area of the Lower Manhattan Crosstown Expressway and
will be condemned when construction of said Expressway
is undertaken; that the ceilings in this building are fire
retarded insofar as the factory portion is concerned; that no
combustible materials are stored anywhere in these premises;
that the only business presently conducted in this building is
the treatment with water of natural casings for frankfurters;
that after treatment these casings are stored in salt
water; that there are no employees working above the 2nd
floor in this building; and

WHEREAS, the premises was inspected by a committee of
the Board and the committee has recommended granting in
accordance with drawings filed.

Resolved, that the order of the Fire Commissioner, dated
January 23, 1961, acting on Violation Order Number 478014,
Objection Number 1, be and it hereby is *modified* and that
the appeal be and it hereby is *granted on condition* that the
building shall conform to drawings filed with this appeal
dated February 20, 1961, 7 sheets; that there shall be no
human occupancy above the third floor; and that all other
laws, rules and regulations applicable shall be complied with.

316-61-A

APPLICANT—Samuel Rosenblum for Mark Zaron, owner.
SUBJECT—Application March 17, 1961—Appeal from an
order of the Fire Commissioner re—Sprinkler system.

PREMISES AFFECTED—50 Dey Street, north side, 149
feet 1 inch east of Greenwich Street, Block 81, Lot 10,
Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.
For Administration: Lieut. Michael F. Leen, Fire Dept.
ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1
THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated
March 15, 1961 on Order No. 489285, reads:

"1. Provide an approved automatic sprinkler system
throughout building.

Chapter C19-161.0 Administrative Code."

and

WHEREAS, the applicant states that the building is 25
feet 2 inches by 78 feet in area, 5 stories, 60 feet high, of
class 3 construction, located in unrestricted use, B area
and class 2 height district, built in 1913, now used and
occupied since 1913: cellar—vacant; 1st floor—store vacant;
2nd floor—storage of machinery and office, 1 person; 3rd
floor—machine repair, 5 persons; 4th floor—glass blowing,
3 persons; 5th floor—storage of glass; without a certificate
of occupancy; that the proposed use and occupancy will be
the same; and

WHEREAS, the applicant states that this building is
equipped with an interior steel stair, enclosed in fire retard-
ing material, and a fire escape on the front equipped with
fireproof windows, one a casement and with counterbal-
anced stair; that the exits therefore conform to the Labor
Law, and are good for any occupancy of 28 persons per
floor; that the occupancy is for less, being only about 9
persons in the entire building, the 1st floor store is vacant,
the 2nd floor is storage of machinery and office, the 3rd
floor machine repair with 5 employees, the 4th floor has
3 employees at hand glass blowing and the 5th floor is
used for storage of glass, no regular employees; that this
building presents no problem to a fire fighting force, the
occupancy is light, and the exits well protected; and

WHEREAS, the premises was inspected by a committee
of the Board; and

WHEREAS, the Fire Commissioner calls for an approved
automatic sprinkler system to be installed in the cellar
and first floor.

Resolved, that the order of the Fire Commissioner, dated
March 15, 1961, acting on Order No. 489285, Objection
No. 1, be and it hereby is *modified* and that the appeal be
and it hereby is *granted on condition* that the building
shall conform to drawing filed with this appeal dated
March 17, 1961, 1 sheet; that an automatic sprinkler system
shall be installed in the first floor and cellar; and that all
other laws, rules and regulations applicable shall be com-
plied with.

1033-61-A

APPLICANT—Murray L. White for William Cantelmi,
owner.

SUBJECT—Application July 5, 1961—Filed pursuant to
Section 36 Art. 3 of the General City Law re—storage
shed, building not facing legal street and Appeal from
Borough Superintendent re—Yard Hydrant system.

PREMISES AFFECTED—5810-5818 Avenue D, south
side, 56 feet 2½ inches west of Ralph Avenue, and 639
feet 1¾ inches south of Ditmas Avenue, Block 7932,
Lot 131, Borough of Brooklyn.

APPEARANCES—

For Applicant: Murray L. White.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and Com-
missioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent,
dated June 6, 1961 on Alt. Applic. 410-60, reads:

"1 Proposed erection of a storage shed and change
of use in buildings and premises to motor vehicle
repair shop, storage shed, parking and storage of
motor vehicles, offices, junk yard and gasoline pump
for owner's use only on a plot where the street front-
age has been eliminated is contrary to Article 3, P. 36
of the General City Law.

2. Provide a yard hydrant system as per Section
16.1.1(d) of the Bldg. Code."

and

WHEREAS, the applicant states that the building is 30
feet 6 inches by 65 feet in area, 1 story, 14 feet high, of
class 3 construction, located in unrestricted use, A area

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and class 1 height district, built in 1928, now used and occupied: 1st floor—motor vehicle repair shop and offices, 5 persons, without a certificate of occupancy; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that the unmapped portion of Avenue D, though unpaved has been in the past and continues to be accessible from the mapped portion of Avenue D on the west to Ralph Avenue on the east; that the adjoining property owners who own various portions of unmapped Avenue D, use the street extensively and have accepted the status quo of the condition; that the nature of the area adjoining unmapped Avenue D calls for the mapping of this portion of the street, and it is very likely the property owners may apply for such street mapping; that Section 36 of the General City Law states that no permit for the erection of any building shall be issued unless it fronts on a mapped street; that the only new construction applied for is a small storage shed of some 225 square feet in area; that the two buildings on the premises have been there legally since 1928; that Section 36 says nothing about the use of vacant land; that Objection 2 invokes Section 16.1.1 of the Administrative Code which requires certain enclosures with an area of over 15,000 square feet to be provided with a yard hydrant system; that motor vehicle parking areas do not come under the purview of this section; that the area of the junk yard together with the area of two buildings on the plot totals 14,387 square feet; that Section 16.1.1 does not therefore apply to this condition; that the owner has made a very substantial investment in the land and improvements on this property; that the enforcement of Section 36 of the General City Law would entail considerable practical difficulty and would impose a severe unnecessary hardship upon the owner;

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated June 6, 1961, acting on Alt. Applic. 410-60, Objections No. 1 and 2, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted, on condition* that the work shall conform to drawings filed with this appeal dated July 5, 1961, 2 sheets and January 11, 1962, 1 sheet; that the owner shall maintain an 8 foot high solid fence along the southerly line of Avenue D; and that all other laws, rules and regulations applicable shall be complied with.

1546-61-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg, doing business as Steinberg Brothers, owners.

SUBJECT—Application October 6, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—41 Dora Street, north side, 371.11 feet west of Woolley Avenue, Block 472, Lot 74, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative; Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative; Commissioner Fox 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 14, 1961 on N.B. Applic. 1127-61, reads:

"1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Art. III Sec. 36 of the General City Law."

and

WHEREAS, the applicant states that the building to be constructed will be 26 feet by 45 feet in area, 2 stories, 19 feet high, of class 4 construction, located in residence use, E area and class 1 height district; that the proposed

use and occupancy will be: 1 family residence and one car garage in basement; and

WHEREAS, the applicant states that the site in question for a proposed one family dwelling would be one of eight dwellings already constructed on this block; that this street containing all utilities, namely, sewer, water, gas and electricity, and containing a series of dwellings, leaves this parcel as one that cannot obtain a permit because the street is not final mapped; that as a street connecting Crystal Avenue and Woolley Avenue, both of which are final mapped streets, it appears that the final grades for Dora Street will vary by only a few inches from the present road surface; that in addition, sewer manholes and hydrants as well as utility poles have been placed at points and elevations that will be the final finished grades.

Resolved, that the decision of the Borough Superintendent, dated September 14, 1961, acting on N.B. Applic. 1127-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted, on condition* that the building shall conform to drawings filed with this appeal dated October 6, 1961, 1 sheet and January 15, 1962, 1 sheet; that the sidewalk, curb, curb cuts and pavement to the center of the street wherever such improvements are lacking, shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations that a Certificate of Occupancy shall be obtained. This resolution shall be printed on the face of the Certificate of Occupancy.

58-61-A—Vol. II

APPLICANT—Crinnion and Crinnion for Bridge Enterprise Corporation, owner; Romanoff Caviar Company, lessee.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—Appeal from an order of the Fire Commissioner re—automatic sprinkler system, previously granted on condition.

PREMISES AFFECTED—461-463 Greenwich Street, 20-22 Desbrosses Street, northeast corner, Block, 225, Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: Edward T. Crinnion.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

1019-21-A—Vol. II

APPLICANT—Lama, Proskauer and Prober for Louis A. Titefsky, owner.

SUBJECT—Application reopened December 5, 1961 as Volume II—Appeal from an order and decision of the Fire Department, re—Sprinkler.

PREMISES AFFECTED—128 East 7th Street, south side, 100 feet west of Avenue A, Block 434, Lot 27, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Administration: Lieut. Michael F. Leen, Fire Dept.

ACTION OF BOARD—Laid over without date at the request of the applicant; to be heard with Cal. No. 1615-61-A.

553-59-A—Vol. II

APPLICANT—Raymonde Garramone for Speedry Chemical Products Incorporated, owner.

SUBJECT—Application reopened January 9, 1962 as Volume II—Appeal from a decision of the Borough Superintendent, re—Proposed extension not fronting on legal mapped street.

PREMISES AFFECTED—84-20 72nd Drive, south side

MINUTES

206.60 feet west of 88th Street, Block 3810, Lots 444 and 456, Glendale, Borough of Queens.

APPEARANCES—

For Applicant: Herman Geiser.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for inspection and hearing; applicant to be notified.

552-60-A

APPLICANT—Abraham Grossman for Brodwin Sales Company, owner.

SUBJECT—Application July 1, 1960—Appeal from a decision of the Borough Superintendent, re—egress.

PREMISES AFFECTED—244-246 West 23rd Street, south side, 300 feet east of 8th Avenue, Block 772, Lot 69, Borough of Manhattan.

APPEARANCES—

For Applicant: Charles Barresi.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for inspection and decision; hearing closed.

54-61-A

APPLICANT—Casale and Nowell for Encore Enterprises, Incorporated, owner.

SUBJECT—Application January 24, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Sections 61 and 187 of the Multiple Dwelling Law re—manufacturing above second floor and a decision of the Borough Superintendent re—Class 3 construction—commercial use, 3rd floor, re—live load.

PREMISES AFFECTED—1132 Madison Avenue, west side, 22 feet north of East 84th Street, Block 1496, Lot 16, Borough of Manhattan.

APPEARANCES—

For Applicant: Alvin F. Gunther.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for inspection and decision; applicant to submit additional information required by the Board; hearing closed.

242-61-A

APPLICANT—Tablon Realty Corporation, owner.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner, re—sprinkler system.

PREMISES AFFECTED—47 East Broadway, south side, 315 feet west of Market Street, Block 280, Lot 37, Borough of Manhattan.

APPEARANCES—

For Applicant: Harvey L. Goldstein.

For Administration: Lieut. Michael F. Leen, Fire Dept.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for inspection and for hearing at the request of the applicant.

268-61-A

APPLICANT—Tablon Realty Corporation, owner.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner, re—sprinkler system.

PREMISES AFFECTED—49 East Broadway, south side, 290 feet west of Market Street, Block 280, Lot 36, Borough of Manhattan.

APPEARANCES—

For Applicant: Harvey L. Goldstein.

For Administration: Lieut. Michael F. Leen, Fire Dept.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for inspection and for hearing at the request of the applicant.

061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, Subd. 2d, Subd. 2a, Subd. 2f, and Section 34, Subd. 6, of the Multiple Dwelling Law re—height and bulk.

REMISES AFFECTED—117 East 71st Street, north

side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for decision at the request of the applicant.

1819-61-A

APPLICANT—Sidney Astor for Jacob Goodman, owner.

SUBJECT—Application December 5, 1961—Appeal from a decision of the Borough Superintendent re—enclosure for car hoist, egress, wall panels etc.

PREMISES AFFECTED—307 West 44th Street, north side, 100 feet west of 8th Avenue, Block 1035, Lot 28, Borough of Manhattan.

APPEARANCES—

For Applicant: Sidney Astor and Jerome Gottesman.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for consideration and decision; applicant to submit revised drawings; hearing closed.

572-31-BZ—Vol. II

APPLICANT—Joseph B. Lynch for August and Virginia Rodrigues, owner; Humble Oil and Refining Company, lessee.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 7i of the Zoning Resolution, permitting in a residence and business use district, the extension in use and area of existing gasoline service station, to include gasoline service station, lubritorium, car wash, motor vehicle repairs, welding and office, and to include garage for more than five motor vehicles and the parking of motor vehicles.

PREMISES AFFECTED—112-05 to 112-07 Sutphin Boulevard, northeast corner of 113th Avenue, Block 12168, Lot 1, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Joseph B. Lynch.

ACTION OF BOARD Application reopened and term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, this application was amended by the Board as Vol. II, on June 15, 1954, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on December 18, 1956; and

WHEREAS, the resolution was last amended on July 2, 1957; and

WHEREAS, the applicant requested an extension of the term of variance.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 15, 1954, as *amended* through July 2, 1957, only as to the term of the variance affecting the woven wire fence, so that as *amended* this portion of the resolution shall read:

"that for a term of ten years from the date of this *amended* resolution, the existing woven wire fence shown on drawing marked, 'Received February 21, 1962,' one sheet, may be maintained in lieu of the masonry wall and iron picket fence heretofore required, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Alt. 624/53)

776-56-BZ

APPLICANT—Gulf Oil Corporation for Tremarco Corporation, owner.

SUBJECT—Application for consideration—reopening for

MINUTES

amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a residence use district, the reconstruction and maintenance of a gasoline service station, office, sales, car washing and minor repairs with hand tools.

PREMISES AFFECTED—1874 Clove Road, southwest corner of Britton Avenue, Block 3154, Lot 41, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Joseph B. Lynch.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on July 25, 1957, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on October 10, 1961; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 25, 1957, as *amended* through October 10, 1961, by adding thereto:

"that the gasoline service station may be redesigned, rearranged and constructed substantially as shown on revised drawings of proposed conditions, marked 'Received December 14, 1961', 3 sheets *on condition* that other than as herein *amended* the resolutions above cited shall be complied with in all respects." (N.B. 953/56)

777-56-BZ

APPLICANT—Gulf Oil Corporation, lessee for Tremarco Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a retail and residence use district, the reconstruction and maintenance of a gasoline station, office, sales, car wash, and minor motor repairs.

PREMISES AFFECTED—1810 Forest Avenue, southwest corner of Richmond Avenue, Block 1706, Lot 28, Granitville, Borough of Richmond.

APPEARANCES—

For Applicant: Joseph B. Lynch.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on June 25, 1957, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on October 3, 1961; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 25, 1957, as *amended* through October 3, 1961, by adding thereto:

"that the gasoline station may be redesigned, rearranged and constructed substantially as shown on drawings of revised conditions, marked 'Received December 14, 1961', 3 sheets, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 897/56)

376-58-BZ

APPLICANT—Charles Pheffer for Sam Weinhouse and Sam Fishman, owners.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7e, 7f, 7h and 7i of the Zoning Resolution, permitting in a business use district, the change in use from used car lot to a gasoline service station, lubritorium, automatic laundry, New York State Inspection Station, minor automobile repairs and parking and storage of more than five motor vehicles for a term of 15 years.

PREMISES AFFECTED—1925 White Plains Road, west side, 130.20 feet south of Sagamore Street, Block 4254, Lots 32 and 37, Borough of The Bronx.

APPEARANCES—

For Applicant: Julius Kaufman.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on December 16, 1958, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on January 12, 1960; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 16, 1958, as amended on May 16, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 397/58)

456-58-BZ

APPLICANT—Irving N. Grayber for Florence Christiano, Joseph Christiano and Emily Muccardi, owners.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired February 28, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f, 7e and 7i of the Zoning Resolution, permitting in a business use district, the erection and maintenance of a gasoline service station, lubritorium, office, sale of accessories, car wash, minor repairs with hand tools only, parking and storage of more than five motor vehicles and the sale of used cars for a stated term of 15 years.

PREMISES AFFECTED—2800-2806 Boston Road, northeast corner of Radcliff Avenue, Block 4516, Lots 856 to 863 inclusive, Borough of the Bronx.

APPEARANCES—

For Applicant: Irving N. Grayber.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on February 10, 1959, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on February 28, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on February 10, 1959

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as *amended* on February 28, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22 of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 583/58)

562-58-BZ

APPLICANT—Humble Oil and Refining Company, owner.
SUBJECT—Application for consideration—reopening for extension of time to complete which expired July 12, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, to permit in a residence use district, the reconstruction and extension in area of an existing gasoline service station for use as car wash, non automatic, office and accessory sales, minor repairs with hand tools only and parking and storage of motor vehicles.

PREMISES AFFECTED—70-02 to 70-20 (70-06 official) Eliot Avenue, southside, from 70th to 71st Streets, 61-01 to 61-13 70th Street and 61-02 to 61-14 71st Street, Block 2927, Lot 1, Elmhurst, Borough of Queens.

APPEARANCES—

For Applicant: Joseph B. Lynch.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on July 21, 1959, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on July 12, 1960; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 21, 1959, as *amended* on July 12, 1960, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 1788/58)

613-60-BZ

APPLICANT—Lama, Proskauer and Prober for David Minkin, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired January 17, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7c, 19A (j) and 21 of the Zoning Resolution, to permit in a retail and residence use, D area district, the erection of a one story and cellar store building occupying more than the permitted area coverage without the required rear yard and loading space.

PREMISES AFFECTED—97-14 to 97-22 63rd Road, south side, 102.97 feet east of 97th Street, and 97-11 63rd Drive, Block 2089, Lots 6, 8, 9, 40 and 111, Rego Park, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on January 17, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on January 17, 1961, only as to the time to obtain permits and complete the work, so as *amended* this portion of the resolution shall read:

"that the provisions of Section 22 of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 1956/60)

192-53-BZ—Vol. II

APPLICANT—Gulf Oil Corporation for Tremarco Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a residence use district, the erection and maintenance of a gasoline service station, accessory car washing and the parking of cars awaiting service.

PREMISES AFFECTED—1102-1110 Metcalf Avenue and 1661-1669 Watson Avenue, northeast corner, Block 3747, Lot 88, Borough of The Bronx.

APPEARANCES—

For Applicant: Joseph B. Lynch.

ACTION OF BOARD—Application reopened as Vol. III, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

568-56-BZ

APPLICANT—Milton S. Zeiberg for Helen Weiss, owner; Lawrence Parking Corporation, lessee.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired December 11, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a business and residence use district, the proposed use of parking of motor vehicles.

PREMISES AFFECTED—923-941 East Tremont Avenue, north side, 50 feet west of Vyse Avenue, Block 3126, Lots 3, 4 and 8, Borough of The Bronx.

APPEARANCES—

For Applicant: Milton S. Zeiberg.

ACTION OF BOARD—Application reopened and set for hearing on March 27, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

790-41-BZ

APPLICANT—Randolph M. Smith for Vincent Cannistraro, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired September 20, 1960—decision of the Borough Superintendent; previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, for a term of years, the conversion of occupancy of an existing building to a motor vehicle repair shop.

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PREMISES AFFECTED—112-16 to 112-18 101st Avenue, southwest corner of 113th Street, Block 9430, Lot 7, Richmond Hill, Borough of Queens.

APPEARANCES—

For Applicant: Randolph Smith.

ACTION OF BOARD—Application reopened and set for hearing on March 27, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

595-41-BZ

APPLICANT—Bernal Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired November 27, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and business use district for a term of years, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—308 Beach 44th Street, east side, 94 feet north of Rockaway Boulevard, Block 367, part of Lot 1, Far Rockaway, Borough of Queens.

APPEARANCES—

For Applicant: Norman Bernstein.

ACTION OF BOARD—Application reopened and set for hearing on March 27, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

423-51-BZ

APPLICANT—Morton S. Cahn for Firm Realty, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired February 19, 1962 and amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, for a term of years, the parking and storage of motor vehicles.

PREMISES AFFECTED—163-11 to 163-19 122nd Avenue, and 120-56 to 120-60 164th Street, northwest corner, Block 12378, Lots 59 and 62, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Morton S. Cahn.

ACTION OF BOARD—Application reopened and set for hearing on March 27, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

Adjourned 3:35 P.M.

James P. Mulroy, Secretary.

BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

UNIVERSITY OF ILLINOIS

MAR 29 1962

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Notice-Warning.

COURT DECISION

Matter of Satin vs. Board:—On April 5, 1960, the Board granted a variance under Section 21 of the Zoning Resolution, to permit in an E area district the erection of a multiple dwelling with less than the required setback on one street front, exceeding the permitted ground area coverage and total floor area, with ingress and egress to garage in the E area district and less than the required parking spaces; Calendar Number 49-60-BZ; Premises 964-996 Ocean Parkway and 507-525 Avenue J, northwest corner, and 4636 Bay Parkway, Block 6518, Lot 59, Borough of Brooklyn.

At Supreme Court, Special Term, Part I, Mr. Justice Brown dismissed the petition as it was presented more than thirty days after the Board's decision was filed. (N. Y. Law Journal, July 1, 1960, page 8.)

Matter of Satin et al., ap. (Board of Standards and Appeals of the City of N. Y., res.; 968 Ocean Parkway Realty Corp'n. et al., intervenor-res.)—The Appellate Division-Supreme Court, Second Department granted motion to add appeal to the October term calendar. The appeal is ordered to be placed on the calendar for October 14, 1960. (N. Y. Law Journal, October 6, 1960, page 13.)

Matter of Satin, pet.-ap. (Board of Standards and Appeals of the City of N. Y., res.; 968 Ocean Parkway Realty Corp'n., intervenor-res.)—The Appellate Division—Supreme Court, Second Department in its decision by Nolan, P.J., stated in part, as follows:

"If it be assumed arguendo that the mere service of the petition and notice of motion within the thirty-day period after the publication of the board's determination was not a presentation of the petition at a Special Term of the Supreme Court within the fair sense of section 668e-1.0 of the Administrative Code of the City of New York (but, cf. Matter of Barnes v. Osborne, 286 N. Y. 403; Civ. Prac. Act. secs. 113, 1286), nevertheless when, within the time limitation prescribed by that section, the petitioners performed all of the acts heretofore set forth in an attempt to invoke the jurisdiction of the Special Term in accordance with the statutory provisions and rules regulating the practice concerning motions and special proceedings, the petition must be deemed to have been presented at a Special Term of the Supreme Court in the fair sense of said section of the Administrative Code." (N. Y. Law Journal, November 29, 1960, page 15.)

At Supreme Court, Special Term, Part I, Mr. Justice Hart sustained the Board's determination and dismissed the petition. (N. Y. Law Journal, April 18, 1961, page 17.)

Decision by the Appellate Division, Supreme Court, Second Department, by Beldock, Acting P.J.; Kleinfeld, Christ, Pette and Brennan, JJ., as published in the New York Law Journal of September 22, 1961, page 14:

"Motion by intervenor-respondents to add appeal to the October, 1961, Term Calendar, denied. On the court's own motion, appeal ordered on the calendar for the November Term, beginning October 30, 1961. Appellants' brief must be served and filed on or before October 11, 1961."

The Appellate Division, Second Judicial Department by Nolan, P.J.; Ughetta, Christ, Pette and Brennan, JJ., rendered the following decision, as published in the New York Law Journal of December 19, 1961, page 12:

"In a proceeding under article 78 of the Civil Practice Act, brought in lieu of a certiorari proceeding under the New York City Charter and the Administrative Code of the City of New York (New York City Charter, §668e; Administrative Code §668e-1.0), to review and annul the determination of the Board of Standards and Appeals of the City of New York (see, Matter of Satin v. Board of Standards and Appeals of the City of New York, 12 App. Div., 2d 526), granting, pursuant to section 21 of the New York City Zoning Resolution, the application of the intervenors, 968 Ocean Parkway Realty Corporation, Harry Mackler and Florence Mackler, for area variances in the proposed construction of a multiple dwelling on certain premises owned by them in the Borough of Brooklyn, the petitioners appeal from an order of the Supreme Court, Kings County, dated March 4, 1961, which granted the board's motion to dismiss the petition, which confirmed the board's determination, and which dismissed the petition. Order affirmed, with costs to the intervenors payable by petitioners, upon the opinion of the learned Justice at Special Term 28 Misc. 2d 931.)"

The Court of Appeals in Proceeding No. 129 denied motion for leave to appeal, with \$10 costs and necessary printing disbursements. (N. Y. Law Journal, March 5, 1962, page 14).

CALENDAR

DOCKET

New Cases filed up to March 6, 1962

Cal. No. Dept. Premises Affected

213-62-SA—Iron Fireman, Petro and Whirlpower Automatic Burner for Fuel Oil and gas, manufactured by Iron Fireman Manufacturing Company, Appliance.

214-62-A—F.D.—605-607 West 48th Street, north side, 100 feet west of 11th Avenue, Block 1096, Lot 26, Borough of Manhattan, Violation Order No. 544728, re—wet automatic sprinkler.

215-62-A—B.Q.—89-29 163rd Street, east side, 165.94 feet south of 89th Avenue, Block 9793, Lot 33, Borough of Queens, Alt. 2522-61, re—proposed transient parking and public garage—multiple dwelling.

216-62-A—F.D.—101-115 West 116th Street, 125 Lenox Avenue, northwest corner, Block 1901, Lot 29, Borough of Manhattan, Violation Order No. 5327-1 re—wet automatic sprinkler.

217-62-SM—Portland Grey Cement ASTM, Types I and III, manufactured by Belgian American Mercantile Corporation, Material.

218-62-SM—Portland Grey Cement ASTM, Type I, manufactured by Belgian American Mercantile Corporation, Material.

219-62-SM—Portland Grey Cement ASTM, Type I, manufactured by Belgian American Mercantile Corporation, Material.

220-62-SM—Portland Grey Cement, ASTM, Type I, manufactured by Belgian American Mercantile Corporation, Material.

221-62-SM—Micarta Fire Resistant Partition Panel, manufactured by Westinghouse Electric Corporation, Material.

222-62-A—F.D.—329-333 West 39th Street, north side, 315 feet east of Ninth Avenue, Block 763, Lot 18, Borough of Manhattan, re—F.D. Letter, re—elevator in readiness.

223-62-SA—ENPO Models 200 and 300, non-clogging Ejector Pumps, manufactured by The Piqua Machine and Manufacturing Company, Appliance.

224-62-SM—Mentor Beads LD, Air Entraining Agent for Concrete, manufactured by Colgate-Palmolive Company, Material.

225-62-SM—Meridian Brick Veneer, manufactured by Meridian Brick Corporation, Material.

226-62-SA—Republic, Chevron, Red-E-Hot Automatic Electric Storage Type Water Heaters, manufactured by Republic Appliance Division, Appliance.

Restored to Docket

448-56-A—Vol. II—B.M.—9-15 Murray Street, north side, 155.6½ feet west of Broadway, 2nd, 3rd, 6th, 7th and 10th

floors, Block 134, Lot 1, Borough of Manhattan, Amendment to B.N. 2490-60, re—egress.

25-34-BZ—Vol. III—B.B.—1190-1196 (1188 displayed) Ocean Parkway and 517-529 Avenue L, northwest corner, Block 5495, Lot 1000, Borough of Brooklyn, Alt. 1019-49, reopened for consideration as to extension of term of variance, re—restaurant, bar, grill and cabaret—residence use district.

543-51-BZ—B.Q.—183-02 to 183-20 Hillside Avenue and 88-02 to 88-18 184th Street, southwest corner and 88-01 to 88-15 183rd Street, Block 9930, Lots 22, 26, 27, 31 and 39, Jamaica, Borough of Queens, Alt. 1413-51, reopened for consideration as to extension of term of variance, re—parking and storage—residence and retail use districts.

1018-55-BZ—B.Bx.—133-135 West 165th Street and 1058-1066 Ogden Avenue, northeast corner, Block 2514, Lot 1, Borough of The Bronx, Alt. 1175-55, reopened for consideration as to extension of term of variance, re—parking lot—local retail use district.

553-56-BZ—B.B.—449-453 Degraw Street, north side, 150 feet west of Bond Street, Block 416, Lots 50, 51, 53 and 152, Borough of Brooklyn, reopened for consideration as to extension of term of variance, re—parking and storage—residence use district.

564-51-BZ—B.Q.—101-106 Queens Boulevard, south side, 37.14 feet east of 67th Road and 100-26 to 100-36 67th Road, Block 3171, Lots 19, 21 and 23, Forest Hills, Borough of Queens, Alt. 1207-51, reopened for consideration as to extension of term of variance, re—parking and storage—residence and business use districts.

754-53-BZ—Vol. III—B.Q.—76-31 to 76-45 (76-45 official) 164th Street, east side, from 77th Avenue to 76th Road, Block 6969, Lot 1 and part of Lot 9, Flushing, Borough of Queens, Alt. 1683-61, re—extension of existing gasoline station; ground sign; public parking lot—business use district.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department; and M. and A.—Dept. of Marine and Aviation.

RULES

Last Publication

Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier, Rules ..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of ..	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture, Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime) ..	Aug. 3, 1937—Vol. 22, No. 31
Dry Cleaning Establishments, Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24

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Last Publication

Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior).....	April 15, 1958.
Fire Drill Rules	Dec. 28, 1961—Vol. 46, No. 52
Fire Resistive, Flameproof Materials, etc., Rules for Testing of	Feb. 1, 1962—Vol. 47, No. 5
Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	June 30, 1960—Vol. 45, No. 26
Fireproof Wood, Testing of.....	Apr. 13, 1937—Vol. 22, No. 15
Gas Shut-Off Rules	Apr. 7, 1925—Vol. 10, No. 14
Hatchway Protection	June 5, 1928—Vol. 13, No. 23
Insulating Fibre Board Rules	Mar. 25, 1952—Vol. 37, No. 13A
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Feb. 11, 1947—Vol. 32, No. 6
Oil Burner Rules	June 25, 1959—Vol. 44, No. 25
Opening Protective Assemblies, Rules for Inspection of	May 27, 1954.
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules	Aug. 3, 1937—Vol. 22, No. 31
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply)	Nov. 13, 1956.
Procedure, Rules of	Oct. 8, 1959—Vol. 44, No. 40
Smoking in Factories, Rules for..	Feb. 22, 1962—Vol. 47, No. 8
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	Feb. 8, 1962—Vol. 47, No. 6
Sprinkler, Rules	June 29, 1937—Vol. 22, No. 26
Standpipe Fireline Rules	June 8, 1937—Vol. 22, No. 23
Structural Alterations, Reporting.	June 7, 1932—Vol. 17, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code)...	Sept. 3, 1946—Vol. 31, No. 36
Zoning Resolution, Rule to Supplement Section 19-A—July 11, 1958.	

Section I, List of Approved Gas Fired Heating Equipment, Gas Burner and Heater Accessories. Oil Fired Heating Equipment and Oil Burner and Heater Accessories, issued June 1, 1955, listing all approvals through May 24, 1955.

Section II, List of Approved Concrete and Clay Products, issued June 27, 1958, listing all approvals through July 2, 1957.

These pamphlets may be purchased at 80 Lafayette Street, Manhattan. Single Copies \$1.25; By Mail—\$1.50 (Cash only). Further Sections will be published, containing other approved materials and appliances.

MARCH 20, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, March 20, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

183-29-BZ—Vol. II

APPLICANT—Charles M. Spindler for Arthur, Albert and Aaron Herman, owners.

SUBJECT—Application reopened January 23, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7A of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station with the accessory uses of lubrication, auto washing (non-automatic), office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign and show windows and business signs within 75 feet of a residence use district.

PREMISES AFFECTED—778-781 Fifth Avenue and 217-225 29th Street, northwest corner, Block 665, Lot 40, Borough of Brooklyn.

229-49-BZ—Vol. V

APPLICANT—Leonard F. Rothkrug and Herbst and Rusciano for Peter I. Feinberg, owner.

SUBJECT—Application reopened January 23, 1962 as Volume V—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the construction and maintenance of a

customers and employees parking lot accessory to the adjoining retail uses for a temporary term of years. (No fee to be charged).

PREMISES AFFECTED—1002-1028 Metcalf Avenue and 1661-1669 Bruckner Boulevard, northeast corner, Block 3721, Lots 1, 8, 10, 14 and 19, Borough of The Bronx.

78-61-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Stanley W. Berman and Antonette Sabbrese, owners.

SUBJECT—Application reopened January 16, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, non-automatic car wash, storage room, office and sales and the parking and storage of motor vehicles in the open area with ground signs for a temporary term of twenty (20) years.

PREMISES AFFECTED—634-660 New York Avenue and 452 Fenimore Avenue, southwest corner, and 383 Hawthorne Street, Block 4814, Lots 45, 46 and 50, Borough of Brooklyn.

961-57-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for T. Harry Glick, owner.

SUBJECT—Application reopened January 16, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension of the use of an existing one story building occupied as a motor vehicle repair shop to include storage garage with business signs.

PREMISES AFFECTED—1818-1840 53rd Street, south side, 127 feet 11¼ inches east of 18th Avenue, Block 5480, Lot 14, Borough of Brooklyn.

962-57-A—Vol. II

APPLICANT—Lama Proskauer and Prober for T. Harry Glick, owner.

SUBJECT—Application reopened January 16, 1962 as Volume II—Appeal from a decision of the Borough Superintendent, re—Class 3 construction—tabular heights.

PREMISES AFFECTED—1818-1840 53rd Street, south side, 127 feet 11¼ inches east of 18th Avenue, Block 5480, Lot 14, Borough of Brooklyn.

1372-61-BZ

APPLICANT—Hyman H. Smith for Marie Litzinger, owner.

SUBJECT—Application August 25, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of years.

PREMISES AFFECTED—2940-2942 West 22nd Street, west side, 233 feet, 6¾ inches north of Surf Avenue, Block 7057, Lot 24, Borough of Brooklyn.

1456-61-BZ

APPLICANT—Leonard Lazarus for John Martinelli, owner; Runway 19, Incorporated, lessee.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7h and 19B (e) of the Zoning Resolution, to permit in a residence use F area district, the maintenance of a parking lot to provide parking spaces for a proposed hotel that is not on the same lot.

PREMISES AFFECTED—151-07 North Conduit Boulevard, northeast corner of 151st Place, Block 12133, Lot 1, Jamaica, Borough of Queens.

1478-61-BZ

APPLICANT—Leonard Lazarus for John Martinelli and Tobias Miller, owners; Runway 10 Incorporated, lessee.

SUBJECT—Application September 15, 1961—decision of

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the Borough Superintendent, under Sections 19B (e) and 7h of the Zoning Resolution, to permit in a residence use F area district, the maintenance of a parking lot to provide parking spaces for a proposed hotel that is not on the same lot.

PREMISES AFFECTED—150-24 135th Avenue and 150-11 to 150-19 (150-15 official) North Conduit Avenue, and 135-02 to 135-10 151st Place, northwest corner, Block 12132, Lots 22 and 25, Jamaica, Borough of Queens.

1543-61-BZ

APPLICANT—Burke and Groh for Isabel Costa and Edward J. Madden, owners; Shell Oil Company, lessee.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a retail use district, the extension in area and reconstruction of an existing gasoline service station, auto washing (non-automatic), lubrication, office, sale of accessories, minor repairs with hand tools only and the parking of cars awaiting service with a ground sign.

PREMISES AFFECTED—149-04 14th Avenue, southeast corner of Cross Island Parkway, Block 4660, Lots 19 and 22, Whitestone, Borough of Queens.

1584-61-BZ

APPLICANT—Harry Hurwit for Associated Architects 860 Fifth Avenue, Corporation, owner.

SUBJECT—Application October 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use B area district, the extension of an existing multiple dwelling by enclosing the terrace and thereby exceeding the permitted area coverage.

PREMISES AFFECTED—860 Fifth Avenue, 2 East 68th Street, southeast corner, Block 1382, Lot 69, Borough of Manhattan.

1750-61-BZ

APPLICANT—Max Siegel Associates for Leo Silver, owner; New York State Dept of Labor, Employment Div., lessee.

SUBJECT—Application November 14, 1961—decision of the Borough Superintendent, under Section 19A (j) of the Zoning Resolution, to permit in a retail -1 and business -1 use, B area district, the removal of the existing required loading berth in an 8 story and cellar office and storage building to provide additional office space.

PREMISES AFFECTED—247-259 West 54th Street, north side, 81 feet 3 inches east of 8th Avenue, Block 1026, Lot 8, Borough of Manhattan.

1522-61-BZ

APPLICANT—Samuel Rosenblum for Sydney Trattler, owner.

SUBJECT—Application October 3, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—53-03 97th Street, southeast corner of Christie Avenue, Block 1897, Lot 27, Elmhurst, Borough of Queens.

Laid over from February 20, 1962, to March 20, 1962, for continued hearing at request of applicant to present further argument.

1569-61-BZ

APPLICANT—Carl H. Salminen for Anna I. Von Sholly, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Sections 7e, 7i and 7f of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station, lubricatorium, car wash, minor motor vehicle repairs with hand tools only, office, storage, open parking of motor

vehicles waiting to be serviced and public parking with a ground sign for a temporary term of twenty years.

PREMISES AFFECTED—137-36 35th Avenue, 35-08 Leavitt Street, southwest corner, Block 4960, Lot 19, Flushing, Borough of Queens.

Laid over from March 6, 1962 to March 20, 1962, at request of applicant.

1575-61-BZ

APPLICANT—De Rose and Cavalieri for Charlotte Parking Corporation, owner.

SUBJECT—Application October 17, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—831 Brady Avenue, north side, 50 feet west of Muliner Avenue, Block 4297, Lots 3 and 5, Borough of The Bronx.

Laid over from March 6, 1962 to March 20, 1962, for applicant to revise application if he wishes to do so.

765-48-BZ

APPLICANT—Paul Friedman for Sol and Ray Solomon, owners.

SUBJECT—Application reopened February 20, 1962 for consideration as to extension of term of variance, expired December 4, 1961 and amendment of the resolution—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the use of an open lot as a miniature golf course with an office and store.

PREMISES AFFECTED—71-81 (75 official) Beach 36th Street, west side, 158.67 feet south of Sprayview Avenue; 90-100 Beach 37th Street and 36-02 to 36-20 Boardwalk, Block 15869, Lots 18 and 20, Edgemere, Borough of Queens.

303-26-BZ—Vol. IV

APPLICANT—Hodges, Reavis, McGrath and Downey for Hayson Corporation, owner.

SUBJECT—Application reopened February 20, 1962 for consideration as to extension of term of variance, expires April 15, 1963 and amendment of the resolution—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence and business use districts, the lower or ground floor for the storage of paper cartons and the upper floor for the manufacture, storage and distribution of infants apparel, quilts, blankets, pillows and office incidental thereto.

PREMISES AFFECTED—405-423 44th Street, north side, 38 feet west of 4th Avenue, Block 729, Lot 72, Borough of Brooklyn.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

269-56-BZ—Vol. II

APPLICANT—Larry Meltzer for Julia and Mike Novelli, owners; Grabstein Brothers Incorporated, lessee.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use, D area district, the erection of a one story and cellar extension to an existing one story restaurant that exceeds the permitted area coverage.

PREMISES AFFECTED—1845 Rockaway Parkway and 9701 to 9715 Avenue M, northeast corner, Block 8262, Lot 6, Borough of Brooklyn.

Hearing closed—Laid over to January 16, 1962, for hearing at request of an objector; then laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

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279-33-BZ—Vol. II

APPLICANT—Albert J. Marlo for Newman Building Company, Incorporated, owner; California Oil Company, lessee.

SUBJECT—Application reopened October 24 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c, 7A and 21 of the Zoning Resolution, to permit in a local retail and residence use D and F area district the reconstruction and extension in area of an existing gasoline service station, lubritorium, office and accessory sales, auto washing (non-automatic) minor repair shop, safety inspection station and the parking and storage of more than five cars extending into the residence portion of the premises with curb cuts, ground sign within 75 feet of a residence use district, the parking area encroaches on the required setbacks.

PREMISES AFFECTED—127-02 to 127-16 New York Boulevard and 161-40 to 161-60 Baisley Boulevard, south west corner and 161-45 to 161-55 128th Avenue Block 12269, Lots 29 and 35, Springfield Gardens, Borough of Queens.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

146-57-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Frank Mastranauro, owner.

SUBJECT—Application reopened November 8, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in an unrestricted and residence use district, the use of the open area located in the residence portion of the premises for the parking of more than five motor vehicles and access to the factory and garage, with repair shop, lubritorium, welding shop, paint shop and upholstery shop located in the unrestricted portion of the premises.

PREMISES AFFECTED—219-29 141st Avenue, north side, 100.24 feet east of 219th Street, Block 13143, Lot 109, Springfield, Borough of Queens.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

364-58-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Jeanne S. Diloreto, owner.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail use, "D" area district, in an existing one story and cellar building that exceeds the permitted area coverage, the construction of a second floor for use as offices.

PREMISES AFFECTED—80-21 to 80-23 164th Street, east side, 60.43 feet north of 81st Avenue, Block 7014, Lot 26, Flushing, Borough of Queens.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

1616-61-A

APPLICANT—Lama Proskauer and Prober for Jeanne Diloreto, owner.

SUBJECT—Application filed August 30, 1961—Appeal from a decision of the Borough Superintendent, re—walls.

PREMISES AFFECTED—80-21 to 80-23 164th Street, east side, 60.43 feet north of 81st Avenue, Block 7014, Lot 26, Flushing, Borough of Queens.

Hearing closed—Laid over without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

767-59-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Twin Container Company, Incorporated, owner.

SUBJECT—Application reopened October 31, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7e, 7h & 21 of the Zoning Resolution, to permit in a local retail and residence use C area district, the erection of a one story extension to an existing two story building and the change in use from bakery, storage and packing and store to a smoked meat processing plant, office, storage and locker rooms with private parking and loading and unloading in the open area, the proposed extension exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—13-15 Sumpter Street, north side, 250 feet west of Patchen Avenue, and 100-106 Marion Street, Block 1695, Lots 16, 17, 18 and 42, Borough of Brooklyn.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

947-61-BZ

APPLICANT—Charles A. Buckley, Jr. for Southmore Realty Corporation, owner; Hawthorne Garage Corporation, lessee.

SUBJECT—Application June 7, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district, in an existing 12 story and penthouse multiple dwelling the use of the vacant parking space in the required accessory garage for transient parking.

PREMISES AFFECTED—209-223 (211 official) East 53rd Street, north side, 100 feet east of Third Avenue, Block 1327, Lots 5, 6, 7, 8, 8½, 9, and 10, Borough of Manhattan.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit statement; then set for March 20, 1962 for decision.

948-61-A

APPLICANT—Charles A. Buckley, Jr. for Southmore Realty Corporation, owner; Hawthorne Garage Corporation, lessee.

SUBJECT—Application June 7, 1961—Filed pursuant to Section 60 of the Multiple Dwelling Law re—Parking for transients in Multiple Dwelling.

PREMISES AFFECTED—209-223 (211 official) East 53rd Street, north side, 100 feet east of Third Avenue, Block 1327, Lots 5, 6, 7, 8, 8½, 9, and 10, Borough of Manhattan.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

1402-61-BZ

APPLICANT—Crinnion and Crinnion for Ludwig J. Grill, owner.

SUBJECT—Application September 1, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a three story, two family dwelling that encroaches on the required setbacks from a mapped street.

PREMISES AFFECTED—1038 Neill Avenue, southwest corner of Hone Avenue, Block 4269, Lot 8, Borough of The Bronx.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

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1404-61-BZ

APPLICANT—Arnold W. Lederer for Josephine Gabriel, owner.

SUBJECT—Application August 25, 1961—decision of the Borough Superintendent, under Sections 7i and 21 of the Zoning Resolution, to permit in business use district, the change in occupancy of an existing one story building from a junk yard and chicken market to an auto repair shop with body and fender repairs, welding, painting and spraying.

PREMISES AFFECTED—2774-2780 East 14th Street, west side, 136 feet, 9 inches north of Neptune Avenue, Block 7487, Lot 40, Borough of Brooklyn.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

1415-61-BZ

APPLICANT—Max Siegel Associates for G.A.L. Electro Mechanical Service, owner.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Sections 7a and 7c of the Zoning Resolution, to permit in a retail and residence use district, in an existing three story building, the extension of the factory use on the second and third floor to the first floor presently used for storage.

PREMISES AFFECTED—331-343 East 102nd Street, north side, 75 feet west of First Avenue, Block 1674, Lot 19, Borough of Manhattan.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, Southeast Corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

1423-61-BZ

APPLICANT—Leonard F. Rothkrug for Abraham Zirman, owner; Strauss Stores, lessee.

SUBJECT—Application September 8, 1961, decision of the Borough Superintendent, under Sections 7e & 7A and 21 of the Zoning Resolution, to permit in a local retail use "D" area district, in an existing retail store, for sale of auto accessories, the addition of accessory minor auto repairs with acetylene torch for the installation of seat covers, tires, mufflers and tail pipes, the change of an off-street loading to a service area, thereby making the building have excess area coverage and the use of the curb cut within 75 feet of a residence district for a term of fifteen years.

PREMISES AFFECTED—1178 Castle Hill Avenue, southeast corner of Gleason Avenue, Block 3820, Lot 9, Borough of The Bronx.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

636-60-BZ—Vol. II

APPLICANT—Robert Gottlieb for Hermany Realty Company, owner.

SUBJECT—Application reopened April 11, 1961 as Volume

II—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for parking and storage of more than five (5) cars of the passenger type for employees only, no fees charged.

PREMISES AFFECTED—2310 Hermany Avenue, south side, 88 feet east of Havemeyer Avenue, Block 3697, Lot 11, Borough of The Bronx.

Hearing closed—Laid over from July 11, 1961 to July 25, 1961, for inspection and decision; applicant to submit diagram and statement; then laid over for re-inspection and decision; date to be set; owner to comply with the requirements of previous resolutions; applicant to submit letter reporting compliance; then set for January 16, 1962; then laid over from January 16, 1962, without date, for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision.

687-54-BZ—Vol. II

APPLICANT—Gill and Halpern for Estate of Louis Pillari; Kathleen Pillari Administrator.

SUBJECT—Application reopened September 26, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a retail use district in an existing building occupied as a garage for more than five motor vehicles, the extension of the uses to include minor auto repairs and gasoline service station.

PREMISES AFFECTED—11-06 to 11-08 30th Avenue and 9-40 Main Street, south west corner, Block 507, Lot 31, Astoria, Borough of Queens.

Hearing closed—Laid over from December 12, 1961 to January 16, 1962, for decision; then laid over from January 16, 1962, without date, for decision if the new Zoning Resolution is amended to permit the Board to act; then to March 20, 1962 for decision.

1354-61-BZ

APPLICANT—Carl H. Salminen for Free Gospel Church Assemblies of God, owner.

SUBJECT—Application August 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use D-D area district, the erection of a two story and basement extension to an existing church that exceeds the permitted area coverage and encroaches on the required setbacks from a mapped street.

PREMISES AFFECTED—156-15 Sanford Avenue, 41-30 157th Street, northwest corner, Block 5329, Lot 32, Flushing, Borough of Queens.

Hearing closed—Laid over from December 5, 1961, to December 12, 1961, for inspection and decision; then to January 16, 1962, for decision; applicant to submit revised drawings; then laid over from January 16, 1962, without date, for decision if the new Zoning Resolution is amended to permit the Board to act; then to March 20, 1962 for decision.

436-53-BZ—Vol. II

APPLICANT—Paul Friedman for Russell Berkins Booth and Sidney Esikoff, owners; Irving Tellman, lessee.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the extension in area of an existing gasoline service station and the extension of the accessory building with uses of lubrication, auto washing (non-automatic) office, sale of accessories, minor repairs with hand tools only, safety inspection station, parking and storage of motor vehicles and the relocation of the ground sign for a stated term of 15 years.

PREMISES AFFECTED—141-50 Union Turnpike, south side, 44.96 feet west of Main Street, Block 6634, Lots 32 and 34, Flushing, Borough of Queens.

Laid over to March 20, 1962, for inspection if necessary,

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and decision if the Board has jurisdiction; applicant to file statement; hearing closed.

104-48-BZ—Vol. II

APPLICANT—Elliot Saltzman for Corner Realty Corporation, owner.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7 (a) of the Zoning Resolution, to permit in a business use district, the erection of a second floor on the southeasterly portion of the building and the construction of an enclosure to the existing loading and unloading area at an existing laundry.

PREMISES AFFECTED—1801-1811 Avenue Z and 2551-2583 East 18th Street, northeast corner, Block 7439, Lots 45 and 51, Borough of Brooklyn.

Hearing closed—Laid over from March 6, 1962 to March 20, 1962, for inspection and decision.

1544-61-BZ

APPLICANT—Samuel Rosenblum for Vincent Sabella, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7h and 7c of the Zoning Resolution, to permit in a residence and local retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—3225 Throop Avenue, west side, 90.23 feet south of East Gun Hill Road, Block 4618, Lot 36, Borough of The Bronx.

Hearing closed—Laid over from March 6, 1962 to March 20, 1962, for inspection and decision; applicant is to file agreement in regard to parking and show zoning districts on drawing.

1545-61-BZ

APPLICANT—Albert Mehniker for Michael J. Bilotto, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a retail and residence use district, the maintenance of a parking lot for patron parking extending into the residence portion of the plot for use in conjunction with the adjoining restaurant.

PREMISES AFFECTED—476 Bement Avenue, west side, 125 feet north of Forest Avenue, Block 168, Lot 50, West Brighton, Borough of Richmond.

Hearing closed—Laid over from March 6, 1962 to March 20, 1962, for inspection and decision.

1550-61-BZ

APPLICANT—Joseph Mitchell for 25 Beekman Street Parking Corporation, owner.

SUBJECT—Application October 9, 1961—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution, to permit in a retail use district for a temporary term of years, the erection of a four story and cellar building for use as an open type parking garage.

PREMISES AFFECTED—23-27 Beekman Street, south side, 120 feet, 6¼ inches west of William Street, Block 92, Lots 34, 35, 36, Borough of Manhattan.

Hearing closed—Laid over from March 6, 1962 to March 20, 1962, for inspection and decision.

1551-61-A

APPLICANT—Joseph Mitchell for 25 Beekman Street Parking Corporation, owner.

SUBJECT—Application October 9, 1961—Appeal from a decision of the Borough Superintendent re—opening in rear enclosure wall.

PREMISES AFFECTED—23-27 Beekman Street, south side, 120 feet 6¼ inches west of William Street, Block 92, Lots 34, 35, and 36, Borough of Manhattan.

1553-61-BZ

APPLICANT—Elliot Saltzman for Leonard Ventura, owner.

SUBJECT—Application October 10, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing one story building from a laundry to laundry machine repairs and sales and the storage of new and used laundry equipment.

PREMISES AFFECTED—1710 Pacific Street, south side, 306 feet 4 inches east of Schenectady Avenue, Block 1342, Lot 25, Borough of Brooklyn.

Hearing closed—Laid over from March 6, 1962 to March 20, 1962, for inspection and decision.

1560-61-BZ

APPLICANT—Lama, Proskauer and Prober for Atlantic Pontiac Incorporated, owner.

SUBJECT—Application October 4, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in an unrestricted and residence use district, the extension of the existing uses of auto parking, storage and display of used cars to include sale and display of new and used cars and the storage and parking of motor vehicles extending into the residence portion of the premises.

PREMISES AFFECTED—975-997 Atlantic Avenue, north side, 238 feet west of Classon Avenue, 114-126 Lefferts Place, Block 2019, Lot Part 65, Borough of Brooklyn.

Hearing closed—Laid over from March 6, 1962 to March 20, 1962, for inspection and decision.

1582-61-BZ

APPLICANT—Murray L. White for Edward Giuliano, owner.

SUBJECT—Application October 18, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a local retail use district for a stated term of years, the erection of a one story building for use as a factory and warehouse with employee and patron parking in the open area.

PREMISES AFFECTED—866-870 Glenmore Avenue, south side, 40 feet east of Montauk Avenue, Block 4008, Lots 15, 16 and 17, Borough of Brooklyn.

Hearing closed—Laid over from March 6, 1962 to March 20, 1962, for inspection and decision.

1364-61-BZ

APPLICANT—Samuel Rosenblum for Alice Berkowitz, owner.

SUBJECT—Application August 23, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use E-1 area district for a stated terms of years, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with an attendant's shed that encroaches on the required setbacks.

PREMISES AFFECTED—2081-2083 Mulliner Avenue, west side, 350 feet south of Lydig Avenue, Block 4297, Lots 51 and 52, Borough of The Bronx.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision; then to March 20, 1962, for decision at request of applicant; applicant to submit memorandum.

1382-61-BZ

APPLICANT—Samuel Rosenblum for Rose Sakow, Executrix, Estate of Max Sakow, owner.

SUBJECT—Application August 29, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with a frame office within the required setbacks for a stated term of five years.

PREMISES AFFECTED—2058-2062 Mulliner Avenue, east side, 150 feet north of Brady Avenue, Block 4298, Lots 12, 13, and 14, Borough of The Bronx.

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Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision; then to March 20, 1962, for decision at request of the applicant; applicant to submit memorandum.

MAX H. FOLEY, *Chairman*.

MARCH 20, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, March 20, 1962*, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

939-60-A

APPLICANT—One Ninety Park Row, Incorporated, owner; Yat Gaw Min Company, lessee.
SUBJECT—Application December 30, 1960—Appeal from a Violation order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—192 Park Row, west side, 80 feet, 9 inches south of Worth Street, 196 Worth Street, Block 161, Lot 3, Borough of Manhattan.

292-61-A

APPLICANT—Irwin Emerman for Leonard Kaplan, owner.
SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—95 Reade Street, south side, 74 feet 6 inches west of Church Street, 113 Chambers Street, Block 145, Lot 6, Borough of Manhattan.

1295-61-A

APPLICANT—Albert Melniker for Sebastian Parlato, owner.
SUBJECT—Application August 8, 1961—Filed pursuant to Section 36 Art. III of the General City Law re—building not facing legal street.
PREMISES AFFECTED—61 Alberta Avenue, north side, 274.33 feet west of Wild Avenue, Block 2637, Lot 19, Travis, Borough of Richmond.

60-61-A

APPLICANT—A. L. Seiden for A. Blank, Incorporated, owner; Chemical Bank N. Y. Trust Company, lessee.
SUBJECT—Application January 25, 1961—Appeal from an order of the Fire Commissioner re—Automatic Sprinkler System.
PREMISES AFFECTED—84-85 South Street, north side, 43.7 feet west of John Street, Block 72, Lot 27, Borough of Manhattan.

216-61-A

APPLICANT—74-76 Laight St. Corporation, owner.
SUBJECT—Application February 20, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.
PREMISES AFFECTED—74-76 Laight Street, northeast corner of Washington Street, Block 218, Lot 2, Borough of Manhattan.

172-61-A

APPLICANT—Arthur H. Rosenfeld for Harry Steigman, owner.
SUBJECT—Application February 15, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler system.
PREMISES AFFECTED—547-549 Avenue of The Americas, southwest corner of West 15th Street, Block 790, Lot 40, Borough of Manhattan.

1204-61-A

APPLICANT—Crinnion and Crinnion for Manhattan Four Corporation, owner.
SUBJECT—Application July 25, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for Variation of Section 34 and Section 216 of the Multiple Dwelling Law re—minimum dimensions of yard and courts.

PREMISES AFFECTED—348 East 78th Street, south side, 170 feet west of First Avenue, Block 1452, Lot 34, Borough of Manhattan.

1549-61-A

APPLICANT—Hector Ferreras for Eugene A. Mathews, owner.
SUBJECT—Application October 9, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—1050 Victory Boulevard, east side, 287.65 feet south of Highland Avenue, Block 603, Lot 38, Meiers Corners, Borough of Richmond.

1690-61-A

APPLICANT—Kenneth W. Milnes for Manuel and Margarita Perez Varela, owners.

SUBJECT—Application November 14, 1961—Filed pursuant to Section 36, Art. 3, of the General City Law—re building not facing legal street.

PREMISES AFFECTED—14 Wilson View Place, west side, 65.24 feet south of Douglas Road, Block 835, Lot 152, Emerson Hill, Borough of Richmond.

1691-61-A

APPLICANT—Kenneth W. Milnes for Manuel and Margarita Perez Varela, owners.

SUBJECT—Application November 14, 1961—Filed pursuant to Section 36, Art. 3, of the General City Law—re building not facing legal street.

PREMISES AFFECTED—16 Wilson View Place, west side, 95.24 feet south of Douglas Road, Block 835, Lot 154, Emerson Hill, Borough of Richmond.

1991-61-A

APPLICANT—Charles Abraham for Carlton Hill Corporation, owner; Gordon-Lacey Chemical Products Company, lessee.

SUBJECT—Application December 14, 1961—Appeal from a decision of the Borough Superintendent re—manufacturing excessive.

PREMISES AFFECTED—57-27 49th Street, east side, 391.04 feet south of 56th Road, Block 2600, Lot 500, Maspeth, Borough of Queens.

264-61-A

APPLICANT—Solon S. Kane for Jessie Acker and Maurice Good, owners.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—324-328 Pearl Street, east side, 100 feet north of Peck Slip, Block 106, Lot 18, Borough of Manhattan.

1664-61-A

APPLICANT—Lawrence W. Larsen for John J. Raggi, owner.

SUBJECT—Application November 8, 1961—Filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—96 Longview Road, east side, 141.31 ft. south of Concord Place, Block 631, Lot 135, Concord, Borough of Richmond.

15-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—551 Oder Avenue, southeast corner of Hay Street, Block 3172, Lot 24, Concord, Borough of Richmond.

16-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Pursuant to Sec-

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tion 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—553 Oder Avenue, east side, 33.23 ft. south of Hay Street, Block 3172, Lot 23, Concord, Borough of Richmond.

17-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—557 Oder Avenue, east side, 58.23 feet south of Hay Street, Block 3172, Lot 21, Concord, Borough of Richmond.

18-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—559 Oder Avenue, east side, 83.23 feet south of Hay Street, Block 3172, Lot 20, Concord, Borough of Richmond.

19-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—563 Oder Avenue, east side, 108.23 feet south of Hay Street, Block 3172, Lot 19, Concord, Borough of Richmond.

20-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—565 Oder Avenue, east side, 133.23 feet south of Hay Street, Block 3172, Lot 18, Concord, Borough of Richmond.

21-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—569 Oder Avenue, east side, 158.23 feet south of Hay Street, Block 3172, Lot 16, Concord, Borough of Richmond.

22-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—571 Oder Avenue, east side, 183.23 feet south of Hay Street, Block 3172, Lot 35, Concord, Borough of Richmond.

23-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—579 Britton Avenue, east side, 111.17 feet north of Baltic Avenue, Block 3155, Lot 13, Concord, Borough of Richmond.

24-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—581 Britton Avenue, east side, 94.50 feet north of Baltic Avenue, Block 3155, Lot 12, Concord, Borough of Richmond.

25-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—583 Britton Avenue, east side, 71.83 feet north of Baltic Avenue, Block 3155, Lot 11, Concord, Borough of Richmond.

26-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—585 Britton Avenue, east side, 49.16 feet north of Baltic Avenue, Block 3155, Lot 10, Concord, Borough of Richmond.

27-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—587 Britton Avenue, east side, 26.49 feet north of Baltic Avenue, Block 3155, Lot 8, Concord, Borough of Richmond.

28-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—589 Britton Avenue, northeast corner of Baltic Avenue, Block 3155, Lot 6, Concord, Borough of Richmond.

29-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—644 Britton Avenue, southwest corner of Hay street, Block 3172, Lot 1, Concord, Borough of Richmond.

30-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—646 Britton Avenue, west side, 38.36 feet south of Hay Street, Block 3172, Lot 3, Concord, Borough of Richmond.

31-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—650 Britton Avenue, west side,

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63.36 feet south of Hay Street, Block 3172, Lot 4, Concord, Borough of Richmond.

32-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—652 Britton Avenue, west side, 88.36 feet south of Hay Street, Block 3172, Lot 5, Concord, Borough of Richmond.

33-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—656 Britton Avenue, west side, 113.36 feet south of Hay Street, Block 3172, Lot 7, Concord, Borough of Richmond.

34-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—658 Britton Avenue, west side, 138.36 feet south of Hay Street, Block 3172, Lot 8, Concord, Borough of Richmond.

35-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—662 Britton Avenue, west side, 163.36 feet south of Hay Street, Block 3172, Lot 9, Concord, Borough of Richmond.

36-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—664 Britton Avenue, west side, 188.36 feet south of Hay Street, Block 3172, Lot 10, Concord, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

APRIL 3, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning*, April 3, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1610-61-BZ

APPLICANT—Roe and Kramer for Samuel N. Tonkin and Jack J. Holland, doing business as 145 East 84th Company, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Section 19B (e) of the Zoning Resolution, to permit in a retail use B area district, the erection of a Multiple Dwelling, 15 stories and penthouse without the required accessory garage.

PREMISES AFFECTED—147-151 East 84th Street, 1241-1249 Lexington Avenue, northeast corner, Block 1513, Lots 20, 22 and 24, Borough of Manhattan.

1617-61-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr., for John M. Charles, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Sections 7e, 19A (j) and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a one story and cellar building for use as retail stores with patron parking in the open area, the proposed building encroaches on the required setback from a mapped street, exceeds the permitted area coverage and does not provide the required loading berth.

PREMISES AFFECTED—766-784 Castle Hill Avenue, east side, from Lafayette Avenue to Virgil Place, 2202-2206 Lafayette Avenue, 2203-2207 Virgil Place, Block 3615, Lot 28, Borough of The Bronx.

1628-61-BZ

APPLICANT—Simon B. Selnik for Salregmar Realty, owner.

SUBJECT—Application October 30, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use district, in an existing five story building occupied on the first floor as bank with storage and locker rooms with the upper floors vacant, the change in occupancy to bank, storage with offices on the upper four stories.

PREMISES AFFECTED—1037 1st Avenue, 360 East 57th Street, southwest corner, Block 1349, Lot 30, Borough of Manhattan.

1632-61-BZ

APPLICANT—Jerome W. Perlstein for 1814 Putnam Avenue Corporation, owner.

SUBJECT—Application October 31, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use district, the change in use of an existing one story building from public garage for more than five (5) cars to a furniture warehouse extending into the residence use district.

PREMISES AFFECTED—1814-1816 Putnam Avenue, south side, 90.07 feet east of Seneca Avenue, Block 3463, Lot 15, Ridgewood, Borough of Queens.

1633-61-A

APPLICANT—Jerome W. Perlstein for 1814 Putnam Avenue Corporation, owner.

SUBJECT—Application October 31, 1961—Appeal from a decision of the Borough Superintendent, re—frame portion of existing building at rear.

PREMISES AFFECTED—1814-1816 Putnam Avenue, south side, 90.07 feet east of Seneca Avenue, Block 3463, Lot 15, Ridgewood, Borough of Queens.

1661-61-BZ

APPLICANT—Lama, Proskauer and Prober for Peerless Management Corporation, owner.

SUBJECT—Application October 23, 1961—decision of the Borough Superintendent, under Sections 7f, 7h and 7i of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, car washing, office, sale, storage room, and the parking and storage of motor vehicles in the open area with a ground sign for a temporary term of years.

PREMISES AFFECTED—35-34 to 35-42 (35-38 official) Junction Boulevard, west side, 200.08 feet north of 37th Avenue, Block 1469, Lot 21, Astoria, Borough of Queens.

1675-61-BZ

APPLICANT—Paul Friedman for First National City Trust Company, as trustee; 100 West 57th Street Corporation, long term lessee; 56th Street-Urban Garage Incorporated, sub-lessee.

SUBJECT—Application November 10, 1961—decision of

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the Borough Superintendent, under Section 7f of the Zoning Resolution and Sec. 60 (3) of the Multiple Dwelling Law, to permit in a business, retail and restricted retail use district in a 20 story and penthouse multiple dwelling now under construction, the use of transient parking spaces in the required accessory garage for a temporary term of twenty one years.

PREMISES AFFECTED—1381-1399 Avenue of the Americas, west side, from 56th Street West to 57th Street West 101-107 West 56th Street, 100 West 57th Street, Block 1009, Lot 29 (former lots 27-34 inclusive 129, 131 and 136), Borough of Manhattan.

1676-61-A

APPLICANT—Paul Friedman for First National City Trust Company, as trustee; 100 West 57th Street Corporation, Long term lessee; 56th Street-Urban Garage Incorporated, sub-lessee.

SUBJECT—Application November 10, 1961—Filed pursuant to Section 60, Subd. 1, b of the Multiple Dwelling Law re—use of excess accessory garage spaces.

PREMISES AFFECTED—1381-1399 Avenue of the Americas, west side, from 56th Street West to 57th Street West 101-107 West 56th Street, 100 West 57th Street, Block 1009, Lot 29 (former lots 27-34 inclusive 129, 131 and 136), Borough of Manhattan.

73-62-BZ

APPLICANT—New York Telephone Company, owner.

SUBJECT—Application January 17, 1962—decision of the Borough Superintendent, under Sections 54-312 and 73-65 of the Zoning Resolution, to permit in a C8-2 district, a three story addition to an existing non-complying telephone exchange building that exceeds the floor area ratio, has less than the required setbacks, the street wall will exceed the permitted height and the building encroaches on the rear yard.

PREMISES AFFECTED—107-20 Queens Boulevard, 107-15 70th Road, southwest corner, Block 3238, Lot 14, Forest Hills, Borough of Queens.

131-62-BZ

APPLICANT—New York Telephone Company, owner.

SUBJECT—Application January 30, 1962—decision of the Borough Superintendent, under Sections 73-11(g) and 73-65 of the Zoning Resolution, to permit in a R-6 district, the increase in area and a third story addition to an existing telephone exchange building, the enlargement will encroach on the required rear yard.

PREMISES AFFECTED—3001 Kingsbridge Avenue, northwest corner of 230th Street, Block 3403, Lot 1, Borough of The Bronx.

25-34-BZ—Vol. III

APPLICANT—Lama, Proskauer and Prober for Nicholas Scandore, owner.

SUBJECT—Application reopened March 6, 1962 for consideration as to extension of term of variance, expired September 18, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a residence use district, restaurant, bar, grill and cabaret.

PREMISES AFFECTED—1190-1196 (1188 displayed) Ocean Parkway and 517-529 Avenue L, northwest corner, Block 5495, Lot 1000, Borough of Brooklyn.

543-51-BZ

APPLICANT—Henry George Greene for Gehring Realty Corp. and Mines and Co., owners.

SUBJECT—Application reopened March 6, 1962 for consideration as to extension of term of variance, expired January 29, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in the residence use portion of a lot located in a residence and retail use district, the extension of existing parking and storage of motor vehicles.

PREMISES AFFECTED—183-02 to 183-20 Hillside Avenue and 88-02 to 88-18 184th Street, southwest corner and 88-01 to 88-15 183rd Street, Block 9930, Lots 22, 26, 27, 31 and 39, Jamaica, Borough of Queens.

1018-55-BZ

APPLICANT—Robert Gottlieb for Rose K. Lyons, owner.
SUBJECT—Application reopened March 6, 1962 for consideration as to extension of term of variance, expired November 7, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a local retail use district, a parking lot for more than 5 motor vehicles.

PREMISES AFFECTED—133-135 West 165th Street and 1058-1066 Ogden Avenue, northeast corner, Block 2514, Lot 1, Borough of The Bronx.

553-56-BZ

APPLICANT—Andrew DiCamillo for No. 14 Corporation, owner.

SUBJECT—Application reopened March 6, 1962 for consideration as to extension of term of variance, expired January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of more than 5 motor vehicles.

PREMISES AFFECTED—449-453 Degraw Street, north side, 150 feet west of Bond Street, Block 416, Lots 50, 51, 53 and 152, Borough of Brooklyn.

564-51-BZ

APPLICANT—J. G. L. Molloy for Lawrence A., Charles B. and Raymond E. Benenson, owners.

SUBJECT—Application reopened March 6, 1962 for consideration as to extension of term of variance, expires April 2, 1962—decision of the Borough Superintendent, previously granted on condition under Section 7h of the Zoning Resolution, permitting in a residence and business use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—101-106 Queens Boulevard, south side, 37.14 feet east of 67th Road and 100-26 to 100-36 67th Road, Block 3171, Lots 19, 21 and 23, Forest Hills, Borough of Queens.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

596-32-BZ—Vol III

APPLICANT—Crinnion and Crinnion for Radin Holdings Incorporated, owner; New York General Tire Company, lessee.

SUBJECT—Application reopened October 31, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 7i of the Zoning Resolution, to permit in a business and residence district, the extension of the uses of an existing one story building used for the sale of tires and garage for 5 motor vehicles located in the business portion of the premises to include wheel alignment and balancing and relining and adjustment of brakes, the open area of the business district to be used for patrons and employees.

PREMISES AFFECTED—619 East Fordham Road, northwest corner of Hughes Avenue, Block 3273, Lot 252, Borough of The Bronx.

Hearing closed—Laid over from January 16, 1962, to January 30, 1962, for hearing because of absence of applicant; then for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

522-31-BZ—Vol. II

APPLICANT—Degenhardt, Miller and Lindberg for The Borden Company, owner.

SUBJECT—Application reopened September 13, 1961 as Volume II—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a

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business and unrestricted use district, the change in occupancy of an existing three story building from wagon storage and loading, office, stable, motor vehicle, storage and hay loft to storage garage, milk distributing and the repair of refrigeration equipment.

PREMISES AFFECTED—4902-4912 Glenwood Road and 1071-1121 East 49th Street, south east corner, Block 7733, Lot 21, Borough of Brooklyn.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision, if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

221-32-BZ—Vol. III

APPLICANT—Lama, Proskauer and Prober for Big R. Service Center Incorporated, owner.

SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c, 7i & 7A of the Zoning Resolution, to permit in a business and residence use district, the extension in area and reconstruction of a gasoline service station, previously granted by the Board with accessory uses of lubricatorium, minor auto repairs, car washing, storage room, office and sales, locker room, utility room and the parking and storage of motor vehicles in the open area with curb cuts in the residence district and show windows and business entrances within 75 feet of a residence use district.

PREMISES AFFECTED—463-491 Conduit Boulevard and 1016-1040 Liberty Avenue south east corner, and 430-440 Crescent Street, Block 4196, Lot 1, Borough of Brooklyn.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

545-44-BZ—Vol. IV

APPLICANT—Max Siegel Associates for All States Holding Corporation, owner.

SUBJECT—Application reopened November 14, 1961 as Volume IV—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the change in use of the cellar of an existing six story and cellar building from garage to photo studios, showrooms and incidental storage, the upper floors to retain the existing uses of showrooms, school, storage and factory.

PREMISES AFFECTED—415-423 East 53rd Street, north side, 194 feet East of First Avenue and 410-416 East 54th Street, Block 1365, Lot 9, Borough of Manhattan.

Hearing closed—Laid over, without date, for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

604-48-BZ—Vol. III

APPLICANT—Lama Proskauer and Prober for 363-373 Prospect Place, Incorporated, owner.

SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c & 19A (j) of the Zoning Resolution, to permit in a unrestricted business and residence use district, the change in use of an existing one story and basement building from public garage to manufacturing and assembly of electric and amusement devices, office and loading and unloading berth less than 12 feet in width and a business sign.

PREMISES AFFECTED—344 St. Marks Avenue, south side, 96 feet 8 inches west of Washington Avenue, and 363-371 Prospect Place, Block 1153, Lot 27, Borough of Brooklyn.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

1727-61-A

APPLICANT—Lama Proskauer and Prober for 363-373 Prospect Place, Incorporated, owner.

SUBJECT—Application filed September 28, 1961—Appeal from a decision of the Borough Superintendent, re exits.

PREMISES AFFECTED—344 St. Marks Avenue, south side, 96 feet, 8 inches, west of Washington Avenue, and 363-373 Prospect Place, Block 1153, Lot 27, Borough of Brooklyn.

160-59-BZ—Vol. II

APPLICANT—Burke and Groh for Catherine, Conchetta, Philomena and James DiJorio, owners.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7i of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station to provide new accessory building, additional gas tanks and pumps and retain the uses of lubricatorium, car washing (non-automatic) office and sale of accessories, minor repairs with hand tools only and the parking of cars awaiting service in the open area.

PREMISES AFFECTED—33-21 21st Street, north east corner of 33rd Road, Block 556, Lots 14, 15 and 18, Long Island City, Borough of Queens.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

1376-61-BZ

APPLICANT—Samuel Carr for Franshir Realty Company, Incorporated, owner.

SUBJECT—Application August 28, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use district for a stated term of years, the maintenance of a parking lot for the employees and employers cars of the factory building on Lot 1 of Block 228.

PREMISES AFFECTED—47-33 37th Street, east side, 240 feet north of 48th Avenue, Block 228, Lot 16, Long Island City, Borough of Queens.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

1403-61-BZ

APPLICANT—J. Jacques Stone for Michael Tuch Foundation Incorporated, owner.

SUBJECT—Application September 5, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing one story building from garage to a warehouse with packaging, mailing, shipping and office for a temporary term of ten (10) years.

PREMISES AFFECTED—560 St. Johns Place, south side, 283 feet 8 inches east of Classon Avenue, Block 1178, Lot 24, Borough of Brooklyn.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

1439-61-BZ

APPLICANT—John J. Tricarico for Glen Terrace Caterers, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension of the proposed accessory parking to an existing catering establishment into the residence portion of the premises.

PREMISES AFFECTED—5305-5315 Avenue N, north side, 40 feet east of East 53rd Street, 1599 East 53rd Street, Block 7878, Lots 4, 7, 11, Borough of Brooklyn.

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Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

1447-61-BZ

APPLICANT—Burke and Groh for Jamaica 169th Street Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use C area district on a plot presently occupied with a frame dwelling, the erection of a one story building for use as a warehouse and office with parking and unloading area, the proposed building exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—170-10 93rd Avenue, south side, 75.06 feet east of 170th Street, Block 10219, Lot 3, Jamaica, Borough of Queens.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

1450-61-BZ

APPLICANT—Leonard F. Rothkrug for Bayview Apartments, Incorporated, owner.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Sections 19B (d) and 21 of the Zoning Resolution, to permit in a residence use, F area district, the reduction of a 124 car accessory garage in an existing multiple dwelling to a 36 car garage and the alteration of the garage space into 16 apartments thereby exceeding the gross floor area and the permitted area coverage.

PREMISES AFFECTED—84-50 169th Street, west side, 165.01 feet north of Gothic Drive, Block 9860, Lot 40, Jamaica, Borough of Queens.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

1451-61-A

APPLICANT—Leonard F. Rothkrug for Bayview Apartments, Incorporated, owner.

SUBJECT—Application September 8, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for a variation of Section 34, subdivision 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—84-50 169th Street, west side, 165.01 feet north of Gothic Drive, Block 9860, Lot 40, Jamaica, Borough of Queens.

1596-61-BZ

APPLICANT—George Rusciano for Crest Towers and Salvator Realty Corporation, owners.

SUBJECT—Application October 20, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a local retail use D area district, the erection of a one story and basement building for use as bowling alleys with cocktail lounge and snack bar, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—3955 Baychester Avenue, 1950 Strang Avenue, southwest corner, Block 4954, Lots 18, 38 and 42, Borough of The Bronx.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision if; the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

831-61-BZ

APPLICANT—Herman Kron for L.B. Oil Company Incorporated, owner.

SUBJECT—Application May 25, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning

Resolution, to permit in a business use district, for a stated term of years, the erection and maintenance of a one story building for use as a car wash, auto repairing, incidental painting of cars and the parking and storage of more than five cars in conjunction with the sale of new and used automobiles.

PREMISES AFFECTED—44-54 Highland Boulevard, 8-10 Fanchon Place, southwest corner, Block 3481, Lot 16, Borough of Brooklyn.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision; then to April 3, 1962, for decision; at request of applicant, for submission of additional plans, etc.

MAX H. FOLEY, *Chairman.*

APRIL 3, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, April 3, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following Matters:

269-61-A

APPLICANT—Lama, Proskauer and Prober for Mercerway Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block 474, Lot 29, Borough of Manhattan.

401-61-A

APPLICANT—Henry I. Zeisel for Gellman and Zeisel, owners.

SUBJECT—Application March 28, 1961—Appeal from a decision of the Borough Superintendent re—non-fireproof construction—exits, factory.

PREMISES AFFECTED—216 Centre Street, east side, 150½ feet south of Grand Street, Block 235, Lot 9, Borough of Manhattan.

1469-61-A

APPLICANT—Samuel Rosenblum for 4938 Corporation, owner.

SUBJECT—Application September 13, 1961—Appeal from a decision of the Fire Commissioner re—elevator and operator.

PREMISES AFFECTED—49-53 West 38th Street, north side, 219 feet east of Avenue of the Americas, Block 840, Lot 13, Borough of Manhattan.

1552-61-A

APPLICANT—Crinnion and Crinnion for Ogden Associates, owner.

SUBJECT—Application October 10, 1961—Appeal from decision of the Borough Superintendent, re—marquee.

PREMISES AFFECTED—1431 Ogden Avenue, west side, 300 feet south of University Avenue, Block 2536, Lot 29, Borough of The Bronx.

1706-61-A

APPLICANT—Samuel Rosenblum for 226 West 37th Street Corporation, owner.

SUBJECT—Application November 10, 1961—Appeal from a decision of the Fire Commissioner re—elevator and operator etc.

PREMISES AFFECTED—226 West 37th Street, south side, 312 feet 6 inches west of 7th Avenue, Block 786, Lot 64, Borough of Manhattan.

1707-61-A

APPLICANT—Samuel Rosenblum for Kenlene Incorporated, owner.

SUBJECT—Application November 10, 1961—Appeal from

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a decision of the Fire Commissioner re—elevator and operator etc.

PREMISES AFFECTED—264-268 West 40th Street, south side, 75 feet east of 8th Avenue, Block 789, Lot 75, Borough of Manhattan.

1807-61-A

APPLICANT—Samuel Rosenblum for 39th Street Realty Corporation, owner.

SUBJECT—Application December 5, 1961—Appeal from a decision of the Fire Commissioner re—elevator and operator etc.

PREMISES AFFECTED—315-321 West 39th Street, north side, 225 feet west of Eighth Avenue, Block 763, Lot 24, Borough of Manhattan.

1808-61-A

APPLICANT—Samuel Rosenblum for Handro Corporation, owner.

SUBJECT—Application December 5, 1961—Appeal from a decision of the Fire Commissioner re—elevator and operator etc.

PREMISES AFFECTED—263-271 West 38th Street, north side, 100 feet east of Eighth Avenue, Block 788, Lot 11, Borough of Manhattan.

1809-61-A

APPLICANT—Samuel Rosenblum for 535 8th Avenue Corporation, owner.

SUBJECT—Application December 7, 1961—Appeal from a

decision of the Fire Commissioner re—elevator and operator.

PREMISES AFFECTED—535 8th Avenue, west side, 24 feet 9 inches south of West 37th Street, Block 760, Lot 43, Borough of Manhattan.

93-62-A

APPLICANT—Irving P. Marks for Bankers Trust Company as trustee International Harvester Company, owner; Sears Roebuck and Company, lessee.

SUBJECT—Application January 17, 1962—Appeal from a decision of the Borough Superintendent re—escalators.

PREMISES AFFECTED—2360-2420 Bedford Avenue, 2201-2227 Beverly Road, northwest corner and 149-172 East 22nd Street, Block 5133, Lot 14, Borough of Brooklyn.

1711-61-A

APPLICANT—Eustis Dearborn for Harvard Club of New York City, owner.

SUBJECT—Application November 9, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 27 of the Multiple Dwelling Law and Appeal from a Decision of the Borough Superintendent re—increase in Height of existing class 3 non-fireproof public building.

PREMISES AFFECTED—27-33 West 44th Street, north side, 351 feet west of Fifth Avenue, 26-36 West 45th Street, Block 1260, Lots 20 and 21 (22), Borough of Manhattan.

MAX H. FOLEY, *Chairman*

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SPECIAL MEETING

FRIDAY MORNING, MARCH 2, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

156-62-SR

SUBJECT—Proposed rules covering Coin-operated Dry Cleaning establishments.

APPEARANCES—

Howard Feldman, Stanley Goldstein — Neighborhood Cleaners Assn., Stanley Lehrfeld, Michael Scott—United Business Publications, Richard Ziff—United Business Publications, Gustave Klein, Tom Kane, James Venia, Seymour Reiner, G. F. Rowan, A. J. Globman, Michael Daniels, Henry R. Eisenberg, Rogers Williams, Elliot Shapiro, Harry M. Soshan—N.C.A., Dennis M. Weber, William Williams, John De Lorenzo, Joseph De Lorenzo, Daniel Jacobs—N.C.A., J. D. Robbins, W. P. Malone, R. D. Cuiffo, Arthur Sims, Sam Lichman, Morris Kweiler, Thomas E. Giarro, Howard A. Gill—National Automatic Laundry & Cleaning Council, John H. Foulger M.D.,—Consultant to N.A.L.C.C., Robert B. Willemin, B. B. Van Korn, C. E. Chase, Arnold Kowite, T. Hartnett, Joseph C. Haus, Marvin Gamza, Philip T. Placente, Robert O. Roker, Walter J. Russell, S. Schecht, William Seitz, Lloyd Nichols—N.C.A., Eli Abrams—N.C.A., Charles Hacker—N.C.A., Don Tripolosky—N.C.A., Frank Pollatsek—N.C.A., Harry L. Bravustein—Cleaners and Dyers Board of Trade, L. W. Baff, Irving Galvin, Ferd J. Chmielnick, Charles C. Conklin, Joseph Panepinto, Harry Grossman—Eastern Dry Cleaners Assn., E. O. Morton, R. M. Bates, T. Hommel, Homer Henderson, Mac Fine, John H. Davidson, C. J. Robinson—Manhattan Co-Op Cleaners, D. M. Eckstein, W. F. Layer, Dikvan P. Douchian—Manhattan Coin-Op Cleaners, Inc., J. B. Fogerty, C. Colburn Hardy—N.A.L.C.C., Roy Schenberg—N.A.L.C.C., R. B. Vannelli, Milton Brown, Herb Suctl, John A. Dwyer—

N.A.L.C.C., Carl E. Forest and others.

For Administration: Millard Humstone—Dept. of City Planning, Samuel Moskowitz—N.Y. State Dept. of Labor, B. F. Postman—Air Pollution Control and N. Elkin—Dept. of Health.

ACTION OF BOARD—Laid over for action on the rules by the Board; hearing closed; date to be set.

Adjourned 2:30 P.M.

James P. Mulroy, *Secretary*.

REGULAR MEETING

TUESDAY MORNING, MARCH 6, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon February 20, 1962, were approved as printed in the Bulletin of March 1, 1962, Vol. 47, No. 9.

104-48-BZ—Vol. II

APPLICANT—Elliot Saltzman for Corner Realty Corporation, owner.

SUBJECT—Application reopened November 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the erection of a second floor on the southeasterly portion of the building and the construction of an enclosure to the existing loading and unloading area at an existing laundry.

PREMISES AFFECTED—1801-1811 Avenue Z and 2551-2583 East 18th Street, northeast corner, Block 7439, Lots 45 and 51, Borough of Brooklyn.

APPEARANCES—

For Applicant: Elliot Saltzman.

For Opposition: Lee S. Sterling, Angelo Balossi, Anthony Ventura, Dora J. Wollman, Rose Sobel, Anne Wellins,

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Rocco Czafai, Vera Dwoskin, Ruth Glass, Julie Ferolie, Jennie Zonin, Leon Lasky, Jeanne Reich, Frieda Greenberg, Jennie Vecchione, William M. Prazer, Sergio Saso, Laura Suess, June Farrell, Ann McNamara, Louise Du Fresne, Sylvia Geduld, Mary B. Goldsborough, Pauline Youngelson and Lillian Bloom.

ACTION OF BOARD—Laid over to March 20, 1962, at 10 A.M. for inspection and decision; hearing closed.

819-59-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for H. C. Bohack Co., Inc., owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of time to complete, expired June 14, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c and 7e of the Zoning Resolution, permitting in a business and residence use district, the erection and maintenance of a retail supermarket with accessory customer and employee parking.

PREMISES AFFECTED—2566 Boston Road and 2538 Barnes Avenue, southeast corner and 2553 Matthew Avenue, Block 4440, Lots 16, 20, 27, 39 and 41, Borough of The Bronx.

APPEARANCES—

For Applicant: Gerard C. Fallon.

For Opposition: None.

ACTION OF BOARD—Laid over to March 13, 1962, at 10 A.M. for decision at the request of the applicant; hearing previously closed.

831-61-BZ

APPLICANT—Herman Kron for L. B. Oil Company Incorporated, owner.

SUBJECT—Application May 25, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, for a stated term of years, the erection and maintenance of a one story building for use as a car wash, auto repairing, incidental painting of cars and the parking and storage of more than five cars in conjunction with the sale of new and used automobiles.

PREMISES AFFECTED—44-54 Highland Boulevard, 8-10 Fanchon Place, southwest corner, Block 3481, Lot 16, Borough of Brooklyn.

APPEARANCES—

For Applicant: Herman Kron.

For Opposition: None.

For Administration: Samuel Bodian, Park Dept.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. for decision at request of applicant for submission of additional plans; hearing closed.

1364-61-BZ

APPLICANT—Samuel Rosenblum for Alice Berkowitz, owner.

SUBJECT—Application August 23, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, for a stated term of years, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with an attendant's shed that encroaches on the required setbacks.

PREMISES AFFECTED—2081-2083 Mulliner Avenue, west side, 350 feet south of Lydig Avenue, Block 4297, Lots 51 and 52, Borough of The Bronx.

APPEARANCES—

For Applicant: Samuel Rosenblum.

For Opposition: None.

ACTION OF BOARD—Laid over to March 20, 1962, at 10 A.M. for decision at request of applicant; applicant to submit memorandum; hearing previously closed.

1382-61-BZ

APPLICANT—Samuel Rosenblum for Rose Sakow, Executrix, Estate of Max Sakow, owner.

SUBJECT—Application August 29, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with a frame office within the required setbacks for a stated term of five years.

PREMISES AFFECTED—2058-2062 Mulliner Avenue, east side, 150 feet north of Brady Avenue, Block 4298, Lots 12, 13, and 14, Borough of The Bronx.

APPEARANCES—

For Applicant: Samuel Roseblum.

For Opposition: John Dormi and Blanche Post.

ACTION OF BOARD—Laid over to March 20, 1962, at 10 A.M. for decision at request of the applicant; applicant to submit memorandum; hearing previously closed.

1464-61-BZ

APPLICANT—Lama, Proskauer and Prober for Commonwealth Equities, Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station, lubricatorium, minor auto repairs, car washing, office and sales, storage room, and the parking and storage of motor vehicles in the open area with a ground sign and curb cuts within 75 feet of a residence use district for a temporary term of twenty years.

PREMISES AFFECTED—1741-1759 (1749 official) Westchester Avenue, north side, from Rosedale Avenue to Commonwealth Avenue, 1253-1259 Commonwealth Avenue, 1250-1260 Rosedale Avenue, Block 3784, Lots 1, 2, 3, 4, 6, 8, 9, Borough of The Bronx.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Laid over to March 13, 1962, at 10 A.M. for decision at request of the applicant; hearing previously closed.

1544-61-BZ

APPLICANT—Samuel Rosenblum for Vincent Sabella, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence and local retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—3225 Throop Avenue, west side, 90.23 feet south of East Gun Hill Road, Block 4618, Lot 36, Borough of The Bronx.

APPEARANCES—

For Applicant: Samul Rosenblum and V. Sabella.

For Opposition: None.

ACTION OF BOARD—Laid over to March 20, 1962, at 10 A.M. for inspection and decision; applicant is to file agreement in regard to parking and show zoning districts on drawing.

1545-61-BZ

APPLICANT—Albert Melniker for Michael J. Bilotto, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a retail and residence use district, the maintenance of a parking lot for patron parking extending into the residence portion of the plot for use in conjunction with the adjoining restaurant.

PREMISES AFFECTED—476 Bement Avenue, west side, 125 feet north of Forest Avenue, Block 168, Lot 50, West Brighton, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker, Eugene Forretti and Michael J. Bilotto.

For Opposition: Charles A. Ehren, Marion F. Logan, Kath-

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leen Bell, Elsie H. Ehren, Genevieve Eldridge, Arthur O. Doll, Arthur E. Truss, Anne Bodine, John T. Connolly, Assurro Gulius, Fred and Florence Knierim and Mathew Dowd.

ACTION OF BOARD—Laid over to March 20, 1962, at 10 A.M. for inspection and decision; hearing closed.

1550-61-BZ

APPLICANT—Joseph Mitchell for 25 Beekman Street Parking Corporation, owner.

SUBJECT—Application October 9, 1961—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution, to permit in a retail use district for a temporary term of years, the erection of a four story and cellar building for use as an open type parking garage.

PREMISES AFFECTED—23-27 Beekman Street, south side, 120 feet 6¼ inches west of William Street, Block 92, Lots 34, 35 and 36, Borough of Manhattan.

APPEARANCES—

For Applicant: Joseph Mitchell, Raymond J. Wolf and William Wolf.

For Opposition: Samuel Marion and Jerome Greenspan.

ACTION OF BOARD—Laid over to March 20, 1962, at 10 A.M. for inspection and decision; hearing closed.

1551-61-A

APPLICANT—Joseph Mitchell for 25 Beekman Street Parking Corporation, owner.

SUBJECT—Application October 9, 1961—Appeal from a decision of the Borough Superintendent re-opening in rear enclosure wall.

PREMISES AFFECTED—23-27 Beekman Street, south side, 120 feet 6¼ inches west of William Street, Block 92, Lots 34, 35 and 36, Borough of Manhattan.

APPEARANCES—

For Applicant: Joseph Mitchell.

ACTION OF BOARD—Laid over to March 20, 1962, at 10 A.M. for inspection and decision; hearing closed.

1553-61-BZ

APPLICANT—Elliot Saltzman for Leonard Ventura, owner.

SUBJECT—Application October 10, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing one story building from a laundry to laundry machine repairs and sales and the storage of new and used laundry equipment.

PREMISES AFFECTED—1710 Pacific Street, south side, 306 feet 4 inches east of Schenectady Avenue, Block 1342, Lot 25, Borough of Brooklyn.

APPEARANCES—

For Applicant: Elliot Saltzman.

For Opposition: Hutson L. Lovell, Frank Clemmons and Evelyn Canning.

ACTION OF BOARD—Laid over to March 20, 1962, at 10 A.M. for inspection and decision; hearing closed.

1558-61-BZ

APPLICANT—Lama, Proskauer and Prober for Dora Green and Joyce Cheney, care of Lester Taylor, owners.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a temporary term of years in an existing 14 story building the maintenance of the existing stores on the first floor, doctors' and dentists' offices above the first floor in which the doctors and dentists do not reside and the use of a dental laboratory in connection with the dentists office.

PREMISES AFFECTED—100 Central Park South, 1431-1439 Avenue of the Americas, southwest corner, Block 1011, Lot 33, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti and Gerard C. Fallon.
For Opposition: None.

ACTION OF BOARD—Laid over to March 13, 1962, at 10 A.M. for hearing at the request of the applicant.

1560-61-BZ

APPLICANT—Lama, Proskauer and Prober for Atlantic Pontiac Incorporated, owner.

SUBJECT—Application October 4, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in an unrestricted and residence use district, the extension of the existing uses of auto parking, storage and display of used cars to include sale and display of new and used cars and the storage and parking of motor vehicles extending into the residence portion of the premises.

PREMISES AFFECTED—975-997 Atlantic Avenue, north side, 238 feet west of Classon Avenue, 114-126 Lefferts Place, Block 2019, part of Lot 65, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Laid over to March 20, 1962, at 10 A.M. for inspection and decision; hearing closed.

1567-61-BZ

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing 3 story building from public garage to the manufacture of flashlights and batteries, office, storage and loading and unloading with a business sign for a temporary term of twenty (20) years.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: Jacob Aschkenasy.

ACTION OF BOARD—Laid over to March 13, 1962, at 10 A.M. for hearing at the request of an objector.

1568-61-A

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—Appeal from a decision of the Borough Superintendent re-egress, steel stairs, etc.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Laid over to March 13, 1962, at 10 A.M. for hearing in conjunction with Cal. No. 1567-61-BZ.

1569-61-BZ

APPLICANT—Carl H. Salminen for Anna I. Von Sholly, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Sections 7e, 7i and 7f of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station, lubricatorium, car wash, minor motor vehicle repairs with hand tools only, office, storage, open parking of motor vehicles waiting to be serviced and public parking with a ground sign for a temporary term of twenty years.

PREMISES AFFECTED—137-36 35th Avenue, 35-08 Leavitt Street, southwest corner, Block 4960, Lot 19, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Carl H. Salminen.

For Opposition: None.

ACTION OF BOARD—Laid over to March 20, 1962, at 10 A.M. at request of applicant.

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1575-61-BZ

APPLICANT—De Rose and Cavalieri for Charlotte Parking Corporation, owner.

SUBJECT—Application October 17, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot, for the parking and storage of more than five motor vehicles, for a temporary term of ten years.

PREMISES AFFECTED—831 Brady Avenue, north side, 50 feet west of Muliner Avenue, Block 4297, Lots 3 and 5, Borough of The Bronx.

APPEARANCES—

For Applicant: George J. Cavalieri.

For Opposition: Tom Dormi, Blanche Post, Virginia Ventre and Robert Giglio.

ACTION OF BOARD—Laid over to March 20, 1962, at 10 A.M. for applicant to revise application if he wishes to do so.

1582-61-BZ

APPLICANT—Murray L. White for Edward Giuliano, owner.

SUBJECT—Application October 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use district, for a stated term of years, the erection of a one story building for use as a factory and warehouse with employee and patron parking in the open area.

PREMISES AFFECTED—866-870 Glenmore Avenue, south side, 40 feet east of Montauk Avenue, Block 4008, Lots 15, 16 and 17, Borough of Brooklyn.

APPEARANCES—

For Applicant: Murray L. White.

For Opposition: Mrs. John Musso, Mrs. Rose Musso, William C. Kalbacher, Rosebell V. Kalbacher, John Errante, Florence Errante, William S. Ingeneri, Lois J. Ingeneri, Mordelina Tranchiola, Gertrude Cline Kortein, Anna M. Long, Stephan J. Long and Catherine E. Ruvolo.

ACTION OF BOARD—Laid over to March 20, 1962, at 10 A.M. for inspection and decision; hearing closed.

1878-61-BZ

APPLICANT—Lama, Proskauer and Prober for Morris R. Weinberg and Philip H. Weinberg, owners.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, for a temporary term of twenty five years, the erection of a one story building for use as a factory, storage, office, warehousing, manufacturing, display and sales of drugs and pharmaceuticals, assorted products, sundries and vitamin products with patron and employee parking and loading and unloading in the open area with a business sign, the proposed building exceeds the permitted area coverage encroaches on the required rear yard and setback from a mapped street.

PREMISES AFFECTED—227-15 North Conduit Boulevard, north side, 731.04 feet west of 230th Place, Block 13193, Lot 170, Laurelton, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti, Gerard C. Fallon, Abraham Lieberman and Raymond Goldberg.

For Opposition: Max M. Lome, Dr. George J. Lehmann, Mrs. Curtis Melhorn and Mr. Curtis Melhorn.

For Administration: Samuel Bodian, for Park Dept.

ACTION OF BOARD—Laid over to March 13, 1962, at 10 A.M. for inspection and for continued hearing, at request of the applicant.

392-21-BZ—Vol. II

APPLICANT—Meyer Press, Esq. for Jeanne Gold, owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired February 25, 1962—decision of the Borough Superintendent, previously granted on condition, under Section

7c of the Zoning Resolution, permitting in a business use district the reconstruction and extension of an existing gasoline service station.

PREMISES AFFECTED—1210-1216 Myrtle Avenue and 75-83 Suydam Street, southwest corner, Block 3205, Lots 25 and 26, Borough of Brooklyn.

APPEARANCES—

For Applicant: Meyer Press.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on February 25, 1947, this application—Vol. II—was granted by the Board on certain conditions; and

WHEREAS, the applicant states that there are no changed conditions on the above mentioned site and the surrounding area, or in the use, area or height designations and new Zoning Resolution since the granting of the existing variance; that the amended Zoning designation is C2-3; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation February 25, 1962; and

WHEREAS, this application was reopened on February 6, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated December 6, 1961 acting on N.B. Applic. No. 911-46, reads:

"1. Auto laundry, lubritorium, office and sales, toilets, gasoline service station in business use district is contrary to Art. II Sec. 4a-46 of Zone Resolution.

Note—above was subject to 392-21-BZ 1947."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on February 25, 1947, only as to the term of variance, so that as amended it shall read:

"granted for a term of ten (10) years from the date of this amended resolution, to permit . . .; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

398-32-BZ—Vol. II

APPLICANT—Henry Nordheim for Atlas Zaharis, owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired November 27, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 7i of the Zoning Resolution, permitting in a residence and business use district, a motor vehicle repair shop.

PREMISES AFFECTED—570 East Fordham Road and 2514 Hoffman Street, southeast corner, Block 3067, Lot 48, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

For Opposition: None.

ACTION OF BOARD—Term of Variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on November 14, 1951 this application—Vol. II—was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the term of variance extended for a term of five years on November 27, 1956; and

WHEREAS, the applicant states that there are no changed conditions on the site, nor surrounding the site and there

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have been no changes in the use, height or area designations; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation November 27, 1961; and

WHEREAS, this application was reopened on February 6, 1962 and set for hearing on March 6, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 8, 1961 acting on Alt. Applic. No. 335-51, reads:

"1. In a business use district, the proposed motor vehicle repair shop is contrary to Sect. 4 of the Zoning Resolution."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on November 14, 1951, as amended through November 27, 1956, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

110-37-BZ—Vol. II

APPLICANT—Schwartzberg and Mozor for Mary Goldstein, owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired January 29, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting partly in a business use and partly in a residence use district, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—345-349 9th Street, north side, 245 feet 9 inches west of 6th Avenue and 314-332 8th Street, south side, 138 feet 1 inch west of 6th Avenue, Block 1105, Lots 26 to 36 inclusive, 57, 58 and 59, Borough of Brooklyn.

APPEARANCES—

For Applicant: Benjamin W. Schwartzberg.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on October 15, 1940 this application—Vol. II—was granted by the Board on certain conditions; and

WHEREAS, the application was reopened from time to time to extend the term of variance and last extended for a term of five years on January 29, 1957; and

WHEREAS, the applicant states that the amended zoning designation is R-6; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation January 29, 1962; and

WHEREAS, this application was reopened on February 6, 1962 and set for hearing on March 6, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 21, 1961 acting on Alt. Applic. No. 1583-40, reads:

"1. Refer back to the Board of Standards and Appeals for extension of time (Note—above was granted under Res. 110-37-BZ, adopted 10/15/40.)"

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on October 15, 1940,

as amended through January 29, 1957, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

438-39-BZ—Vol. II

APPLICANT—Elliot Saltzman for Fannie Wolf, owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired September 25, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c, 7f and 7i of the Zoning Resolution, permitting in a business use district, the extension in use and area of an existing gasoline service station, lubritorium, auto laundry and store to include motor vehicle repair shop, for a term of ten years from the extension of variance granted September 25, 1951.

PREMISES AFFECTED—4312-4318 Church Avenue, south side, 40 feet 8 inches west of Troy Avenue, Block 4897, Lots 7 and 10, Borough of Brooklyn.

APPEARANCES—

For Applicant: Elliot Saltzman.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on December 18, 1951, this application—Vol. III—was granted by the Board on certain conditions; and

WHEREAS, the applicant states that there has been no significant changes on the site, or the surrounding area, beyond the general aging of the neighborhood; that all conditions of the Resolution are being complied with; that there has been no change in the height or area designations; that however, the use district was amended from business to the present retail use on March 25, 1954; that the amended zoning designation is C2-2; that a fifteen year extension of term is requested to enable the owner to negotiate the more normal lease with his gasoline supplier; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation September 25, 1961; and

WHEREAS, this application was reopened on February 6, 1962 and set for hearing on March 6, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 27, 1961 acting on Alt. Applic. No. 3392-61, reads:

"1. The proposed alteration application for extension of term of variance for the premises occupied for storage, gasoline service station, auto laundry, lubritorium & store, located currently in a retail use district is contrary to Z. R. Article II Section 4A and previous Board of Standards and Appeals Resolution Cal. #438-39-BZ, Vol. III."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on December 18, 1951, only as to the term of variance, so that as amended it shall read:

"Granted for a term of ten (10) years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

567-43-BZ—Vol. III

APPLICANT—Philip P. Agusta for Gottscheer and Central Holding Company Incorporated, owner.

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SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a local retail use, C area district, the erection of a one story extension to an existing two story building as a bar and grill, meeting room, cabaret and kitchen extending into the residence portion of the premises and exceeding the permitted area coverage.

PREMISES AFFECTED—655-657 Fairview Avenue, north side, 77.29 feet east of Linden Street, 2012-2014 Linden Street, Block 3485, Lot 1, Ridgewood, Borough of Queens.

APPEARANCES—

For Applicant: Philip P. Agusta.

For Opposition: L. Zimmer and Louis Firmbach.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 20, 1962 after due notice by publication in the Bulletin; laid over to March 6, 1962 for inspection and for decision insofar as the Board is authorized by amendment to the new Zoning Resolution; drawings to be corrected; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 13, 1961 acting on Alt. Applic. No. 908-60, reads:

"1. The proposed extension to a bldg. in a local retail & Res. use district which extends into the Res. portion of the lot is contrary to Art. II, Sec. 3, Zone Res.

2. The proposed extension in aggregate with the existing bldg. exceeds the permissible area coverage permitted in a "C" area district contrary to Art. IV Sec. 13(b) Zone Res.

Note: This premise was previously granted a variance under Cal. 567-43-BZ, Vol. II."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7c and 21, to permit in a local retail and residence use, C area district, the creation of a one story extension to an existing two story building as a bar and grill, meeting room, cabaret and kitchen, extending into the residence portion of the premises and exceeding the permitted area coverage, *on condition* that the work shall conform to drawings filed with this application dated September 27, 1961, 1 sheet and February 28, 1962, 10 sheets revised; that all laws, rules and regulations applicable shall be complied with; and that permits shall be obtained, work completed and a Certificate of Occupancy obtained within the Requirements of Section 22A of the Zoning Resolution.

821-46-BZ—Vol. II

APPLICANT—Harry Silverman for Airport Motors Incorporated, owner.

SUBJECT—Application reopened September 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, for a temporary term of twenty (20) years, the erection of a one story extension to an existing auto showroom, service repair shop and storage garage for more than five motor vehicles, previously granted by

the Board.

PREMISES AFFECTED—78-01 to 78-19 Northern Boulevard, northwest corner, from 78th Street to 79th Street, 32-62 to 32-70 79th Street and 32-65 to 32-71 78th Street, Block 1174, Lots 35 and 41, Jackson Heights, Borough of Queens.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 20, 1962 after due notice by publication in the Bulletin; laid over to March 6, 1962 for inspection and decision insofar as the Board is authorized by amendment to the new Zoning Resolution; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated June 20, 1961 acting on Alt. Applic. No. 1142-61, reads:

"1. Proposed extension of automobile showroom, service repair shop & storage garage for more than 5 motor vehicles located in a business use district is contrary to Art. II Sect. 4 of Z.R. and to Bd. of S. & A. Cal. No. 821-46-BZ.

2. Proposed business entrances & exits exceeding 3'6" located within 75 ft. of a Residence Use District are contrary to Art. II Sec. 7-A of Z.R."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7e, to permit in a business use district, for a term of 20 years, the erection of a one story extension to an existing auto showroom, service repair shop and storage garage for more than five motor vehicles, previously granted by the Board, *on condition* that the work shall conform to drawings filed with this application dated June 27, 1961, 3 sheets and February 1, 1962, 6 sheets; *on further condition* that there shall be no vehicular entrance on 78th Street and that the only door on that street be 3 feet 6 inches wide; that the owner may construct a vehicular entrance on Northern Boulevard; that all laws rules and regulations applicable shall be complied with; and that permits shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1459-61-A

APPLICANT—Harry Silverman for Airport Motors Incorporated, owner.

SUBJECT—Application June 27, 1961—Appeal from a decision of the Borough Superintendent re—extension, tabular limits.

PREMISES AFFECTED—78-01 to 78-19 Northern Boulevard, northwest corner, from 78th Street to 79th Street, 32-62 to 32-70 79th Street, 32-65 to 32-71 78th Street, Block 1174, Lots 35 and 41, Jackson Heights, Borough of Queens.

APPEARANCES—

For Applicant—None.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

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THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated June 20, 1961 on Alt. Applic. 1142-61, reads:

"3. Proposed extension causes building to exceed permissible tabular limits and is contrary to Sec. C26-254.0 of A. Code."

and

WHEREAS, the applicant states that the building is 100 feet by 100 feet in area, 1 story and mezzanine, 16 and 18 feet 4 inches high, of class 3 construction, located in business use, B area and class 1½ height district, built in 1947, now used and occupied since 1947: cellar—boiler room; 1st floor—automobile showroom, storage garage for more than 5 cars, motor repairs by hand tools and service work, 6 persons; mezzanine—office and parts department, 4 persons, substantially in accordance with Certificate of Occupancy Number Q121780 issued March 19, 1958 against N.B. Applic. 2267-47; that the proposed use and occupancy will be: cellar—boiler room, present building—storage garage for more than 5 cars in new addition, 2 persons; 1st floor—automobile showroom—storage garage for more than 5 cars, motor repairs by hand tools and service work, 12 persons; mezzanine—office and parts department, 4 persons; that an accompanying zoning application Cal. No. 821-46-BZ, Volume II contains additional facts about the premises; and

WHEREAS, the applicant states that the proposed class 3 addition to the existing building which is also of class 3 construction; that except for the roof, the addition will be completely fireproof; that the present building and the proposed addition faces 3 streets and is accessible from all 3; that the total area of the existing building and proposed addition is 19,610 square feet, of this about 4,000 square feet is devoted to the showroom, offices, parts department, toilet rooms, stairs, walls, etc.; that the premises and employees will be under the constant supervision of the owners who are present at all times; that in the past 13 years of operation in the present building, there have been no instances and no violations concerning safety, or hazard; and

WHEREAS, the premises was inspected by a committee of the Board; and

Resolved, that the decision of the Borough Superintendent, dated June 20, 1961, acting on Alt. Applic. 1142-61, Objection No. 3, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that all the requirements of the resolution adopted by the Board this day under Cal. No. 821-46-BZ, Vol II shall be complied with; that the new extension to the building shall be of fireproof construction; that deluge heads 4 feet on centers shall be placed on both sides of the opening between the old building and the extension; and that all other laws, rules and regulations applicable shall be complied with and a Certificate of Occupancy obtained.

559-47-BZ—Vol. V

APPLICANT—Frederick A. Ketcher for Ace Auto Sales Incorporated, owner; Rayco Auto Seat Covers Incorporated, lessee.

SUBJECT—Application reopened November 8, 1961 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, at an existing new and used car salesroom, the erection of a one story extension and the change in occupancy to display, sale and installation of auto seat covers, tops, tires, batteries and miscellaneous accessories, parking of more than five motor vehicles and minor motor vehicle repairs with use of oxy-acetylene torch limited to the installation and service of mufflers, shock absorbers, brake service and wheel alignment, with a ground sign.

PREMISES AFFECTED—1104-1122 Coney Island Avenue, west side, 267 feet 6 inches north of Avenue H, Block 6498, Lot 32, Borough of Brooklyn.

APPEARANCES—

For Applicant Frederick A. Ketcher.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on December 19, 1961 after due notice by publication in the Bulletin; laid over without date for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 21, 1961 acting on Alt. Applic. No. 2510-61, reads:

"1. In a business use district the proposed change in occupancy and extension of use *from* boiler room, storage, display and sale of new and used cars and trucks, preparation of new cars & trucks for sale and delivery, unbuilt portion of lot for display and sale of used cars to boiler room, ordinary storage, display, sale & installation of auto seat covers and tops; tires and batteries, and miscellaneous accessories, parking of more than 5 cars for patrons, minor motor vehicle repairs with use of oxygen acetylene torch, restricted to installation and service of mufflers, shock absorbers and brake service with wheel alignment and ground signs, is contrary to Article II Sections 4(c) (4) & (49) & (20) of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended granting on certain conditions; and

WHEREAS, the Board found this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7e, for a period of ten (10) years, to permit in a business use district, at an existing new and used car salesroom, the erection of a one-story extension, and the change in occupancy to display, sale and installation of auto seat covers and tops, tires, batteries and miscellaneous accessories, parking of more than five motor vehicles and minor auto repairs and the use of oxy-acetylene torch limited to installation and service of mufflers, shock absorbers and wheel alignment, with a ground sign, *on condition* that the work shall conform with drawings filed with this application dated September 25, 1961, 3 sheets, December 8, 1961, 2 sheets and March 5, 1962, 1 sheet additional; that there shall be no sale of gasoline or oil on the premises; that all laws, rules and regulations applicable shall be complied with; and that permits shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1012-48-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Mary G. Wallace and Socony Mobil Oil Company, owner.

SUBJECT—Application reopened October 17, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail and residence use district the extension in area and the erection of a one story extension to an existing gasoline service station with lubritorium, minor auto repairs, car washing, utility room, office and sales with parking in the open area, the proposed work includes additional gas tanks, gas pumps, signs and curb cuts.

PREMISES AFFECTED—164-01 to 164-13, (164-05 official), Union Turnpike and 78-31 to 78-41 164th Street, northeast corner, Block 6972, Lots 26, 27 and 29, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

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ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative: Chairman Foley 1

Negative: Vice Chairman Kleinert, Commissioner Fox,
Commissioner Becker and Commissioner Klein 4

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on December 19, 1961 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated July 21, 1961 acting on Alt. Applic. No. 1414-61, reads:

"1. The proposed one story extension & the proposed extension of use & area of an existing gasoline station, lubricatorium, car washing, minor auto repairs, offices & sales of auto accessories & parking of cars waiting to be serviced to gasoline service station, lubricatorium, minor auto repairs, car washing, utility room, office & sales & parking & storage of motor vehicles in open area, in the Retail Use district portion of a plot located partly in a Retail district and partly in a Residence district is contrary to Art. II Sec. 4-A of the Z.R.

2. Proposed ground sign in a Retail district is contrary to Art. II Sec. 4-A of the Z.R.

Note: These premises are subject to Board of Standards & Appeals variance under Calendar No. 1012-48-BZ."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision a or Section 7, subdivision c of the Zoning Resolution.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 1414/61, Objection Nos. 1 and 2, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

602-51-BZ—Vol. VII

APPLICANT—Robert Gottlieb for Hermany Realty Corporation, owner.

SUBJECT—Application reopened September 19, 1961 as Volume VII—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a two story extension to an existing milk processing plant that exceeds the permitted area coverage, encroaching on the required setbacks and does not provide a side yard.

PREMISES AFFECTED—2338 Hermany Avenue, south side, 341.56 feet East of Havemeyer Avenue, Block 3697, Lots 19, 21 and 25, Borough of The Bronx.

APPEARANCES—

For Applicant: Gerald Levy.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.. 4

Negative: 0

Absent: Chairman Foley 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on December 19, 1961 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated June 13, 1961 acting on Alt. Applic. No. 370-61, reads:

"1. The proposed extension of a milk processing plant located in a residence use district is contrary to

Art. II Sec. 3 of Zon. Res. & B.S.A. Res. #602-51-BZ, Vol. VI.

2. The proposed extension within 15' of street line, located on an E-1 coverage district is contrary to Art. IV Sec. 15A of Zon. Res.

3. The proposed area coverage in an E-1 district in excess of 40% is contrary to Art. IV Sec. 15A of Zon. Res.

4. The proposed extension without side yards is contrary to Art. IV Sec. 15A of Zon. Res."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee of the Board; and

WHEREAS, the Board found this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a two-story extension to an existing milk processing plant exceeding the permitted area coverage and encroaching on the required setbacks and not providing a side yard, all as shown on plans filed with this application dated June 27, 1961, 7 sheets, *on condition* that on both streets, sidewalks, curbing and drop curb shall be built and provided by this owner to the satisfaction of the Borough President; that all laws, rules and regulations applicable shall be complied with and that permits shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

902-52-BZ—Vol. IV

APPLICANT—Lama, Proskauer and Prober for Charles Wallach, owner.

SUBJECT—Application reopened October 17, 1961 as volume IV—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the erection of a one story building for use as an auto rental agency with repairing and servicing of owners cars, office and storage with the parking and storage of the owners cars in the open area.

PREMISES AFFECTED—164-15 to 164-25 (164-17 official), Union Turnpike and 78-28 to 78-36 165th Street, northwest corner, Block 6972, Lots 21 and 25, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative: Commissioner Fox 1

Not Voting: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on December 19, 1961 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 1, 1961 acting on N.B. Applic. No. 2873-61, reads:

"1. The proposed erection and use of premises as auto rental agency, repairing and servicing of owners cars, offices, storage and parking & storage of owners cars in open area in a plot located in a Retail Use district and extending into a Residence Use district is contrary to

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Art. II Sect. 4-A and Sect. 3 of the Zoning Resolution." and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c, to permit in a retail and residence use district, the erection of a one story building for use as an auto rental agency, with repairing and service of owner's cars, office and storage, with parking and storage of owner's cars in open area, *on condition* that the work shall be done in accordance with drawings filed with this application, dated August 15, 1961, 5 sheets; that all laws, rules and regulations applicable shall be complied with; that all permits shall be obtained, all work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

435-53-BZ

APPLICANT—Leonard F. Rothkrug for Concetta Tuozzo, owner.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expired July 10, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a retail use district, the storage and baling of scrap paper and rags.

PREMISES AFFECTED—6712 11th Avenue, west side, 60 feet south of 67th Street, Block 5765, Lot 44, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Chairman Foley 1

THE RESOLUTION—

WHEREAS, on July 10, 1956, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the owner has substantially decreased the amount of business required; that there have been no changes in Zone and no changes or new construction in the neighborhood; that the amended zoning designation is C1-2; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation July 10, 1961; and

WHEREAS, this application was reopened on January 30, 1962 and set for hearing on February 27, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; laid over to March 6, 1962 at request of applicant; and

WHEREAS, the decision of the Borough Superintendent, dated November 21, 1961, acting on Amended Alt. Applic. 2160-53 reads:

"1. Proposed extension of the term of variance under Cal. No. 435-53-BZ which expired on July 10, 1961 is referred to the Bd. of Standards and Appeals for consideration."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 10, 1956, only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five (5) years from the date of this *amended* resolution, to permit . . .; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

842-55-BZ

APPLICANT—Henry Nordheim for Maria Petrera, owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—3544 Eastchester Road, east side, 100 feet south of Needham Avenue and 1211 Mickle Avenue, Block 4726, Lots 6 and 37, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on January 15, 1957, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that there are no changed conditions on the site, or surrounding the site and there have been no changes in the use, height or area designations; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation January 15, 1962; and

WHEREAS, this application was reopened on February 6, 1962 and set for hearing on March 6, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 28, 1961 acting on Alt. Applic. No. 941-55, reads:

"1. Proposed use of premises, located in a Residence Use District, for parking and storage of motor vehicles beyond January 15, 1962 is contrary to Art. II Sect. 3 of the Zoning Resolution and contrary to B. S. & A. Cal. #842-55-BZ and is therefore denied."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on January 15, 1957, as amended only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five (5) years from the date of this *amended* resolution, to permit . . .; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

911-55-BZ

APPLICANT—Leonard F. Rothkrug for Bangor Realty Corp., owner.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expired July 10, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a business and residence use district the use of the unbuilt upon portion of a lot for a parking lot and also for accessory parking for employees.

PREMISES AFFECTED—1674-1678 Broadway, south side, 59 feet 4 inches west of Decatur Street and 747-755 Decatur Street, Block 1503, Lot 31, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

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THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, on July 10, 1956, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the new zoning maps effective December 15, 1961, shows the site to be located in C 1-3 and R-6 Zone; that when the Board first granted the variance the practice was to file under 7h for a term of years; that it is requested that the Board consider granting the amendment of the variance under Sections 7a or 7c of the Zoning Resolution without a term; or under Section 7h for a term of twenty-five (25) year term; that this request for a longer term is based on the fact the new Zoning Resolution places about 95% of the lot in a zone permitting accessory parking (the C 1-3 zone extends 150 feet back from the parallel with Broadway); and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation July 10, 1961; and

WHEREAS, this application was reopened on January 30, 1962 and set for hearing on February 27, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent, and two publications in the Bulletin; laid over to March 6, 1962 at request of applicant; and

WHEREAS, the decision of the Borough Superintendent, dated November 21, 1961, acting on Alt. Applic. 3716-55, reads:

"1. Proposal to extend term of variance to be submitted to Bd. of S.&A. Premises subject of conditional variance Cal. 911-55-BZ."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 10, 1956, only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of ten (10) years from the date of this *amended* resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

998-55-BZ

APPLICANT—Leonard F. Rothkrug for Private Garages, Inc., owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting partly in a business use district and partly in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—1638 8th Avenue, west side, 110 feet 7 inches north of Prospect Avenue, Block 1112, Lot 54, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on January 15, 1957 this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that there have been no changes in zoning and no changes in the buildings, or character of the area; that subsequent to the granting of the variance, the Board granted a variance for a fuel oil truck garage on the adjoining lot; that the amended zoning designation is R-5; and

WHEREAS, the applicant requested reopening of this appli-

cation and extension of the term of variance, which had expired by time limitation January 15, 1962; and

WHEREAS, this application was reopened on February 6, 1962 and set for hearing on March 6, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated December 5, 1961 acting on Alt. Applic. No. 3374-55, reads:

"1. Extension of term of years of parking lot granted under Cal. No. 998-55-BZ must be referred back to the Board of Standards and Appeals. It is contrary to Art. II Sec. 3 of the Zoning Resolution and is hereby denied."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on January 15, 1957, only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five (5) years from the date of this *amended* resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; on condition that the fence and lighting shall be put in good condition and so maintained; and that a new Certificate of Occupancy shall be obtained."

145-56-BZ—Vol. II

APPLICANT—Leonard F. Rothkrug for Raymond Feiden and Anne Eisenberg, owners.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expired June 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and unrestricted use district, the maintenance of a parking lot to be used in conjunction with the existing parking lot on the adjoining plot, previously granted by the Board.

PREMISES AFFECTED—1266-1276 East 17th Street and 1619-1623 Chestnut Avenue, northwest corner and 1611-1613 Chestnut Avenue, north side, 53 feet 4 1/8 inches west of East 17th Street, Block 6736, Lots 34 and 82, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on June 30, 1959 this application—Vol. II—was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the parking lot is used as an accessory lot to the Hall Oldsmobile Agency, which has several buildings in the nearby area, all used conjunctively; that the extension of term is desired at this time to establish a better basis for mortgaging, selling or reorganizing the entire business of the automobile agency; that there have been no changes in occupancy, or new construction or changes in the area, nor changes in zone; that the amended zoning designations are M1-1 and R-6; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which will expire by time limitation June 15, 1962; and

WHEREAS, this application was reopened on February 6, 1962 and set for hearing on March 6, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent,

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dated December 5, 1961 acting on Alt. Applic. No. 814-58, reads:

"1. Extension of term of variance granted by the BSA under Cal. No. 145-56-BZ—Vol. II must be referred back to the Board. It is contrary to Art. II Sec. 3 of the Zoning Resolution & is hereby denied."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 30, 1959 only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five years from the date of this *amended* resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

428-56-BZ

APPLICANT—Leonard F. Rothkrug for V. and L. Cab Corporation, owner.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expired December 11, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7e and 7i of the Zoning Resolution, permitting in a business and residence use district, office, accessory motor vehicle repair shop, storage and parking of more than 5 motor vehicles all in conjunction with a taxi cab business.

PREMISES AFFECTED—2712 (displayed) Tilden Avenue, south side, 68 feet 7 inches east of Rogers Avenue, Block 5138, Lot 4, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein. 4

Negative: 0

Absent: Chairman Foley 1

THE RESOLUTION—

WHEREAS, on December 11, 1956, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that no portion of the residence zone is involved in the variance; that the entire area permitted to be used is in a business zone; that parking in a business zone is a permitted use without any variance and without any limitation on the type of cars; that the owner has the right to disregard the variance and rent his property for the storage of garbage trucks with their accessory office in the accessory building; that he does not desire to rent garbage trucks; that the variance as granted by the Board did not limit the type of cars used on the premises; that it would not be equitable or fair to now limit the variance for pleasure cars only; that the accessory building was not erected as a repair shop but as a repair shop accessory to the business on the business zone; that if the Board desires they may write to the Department of Investigation and make certain that the complaint was against garbage trucks which have now been removed; that the owner has cooperated with the neighbors by abandoning the garbage use even though his certificate of occupancy did not require such cooperation; that it would be unfair for the Board to reward such cooperation by an unreasonable restriction; that it would be acceptable to the owner to have the Board prohibit the parking and repairs of garbage trucks; that or require the owner to submit the actual occupancy to the Board for its approval; that at the present time the owner has no tenant and is trying; to buy a business for which he can make use of his property; and

WHEREAS, the applicant further states that the amended zoning designation is C2-1; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation December 11, 1961; and

WHEREAS, this application was reopened on January 30, 1962 and set for hearing on February 27, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publication in the Bulletin; laid over to March 6, 1962

at request of applicant; and

WHEREAS, the decision of the Borough Superintendent, dated December 4, 1961, acting on Amended Alt. Applic. 1882-56, reads:

"1. As term of variance under Cal. #428-56-BZ, expires on Dec. 11, 1961 proposed extension of the term of variance is referred to the Bd. of Standards and Appeals."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 11, 1956, only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five (5) years from the date of this *amended* resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained." And *on condition* that no portion of the premises is to be used for the parking, storage or repair of garbage trucks.

530-56-BZ—Vol. II

APPLICANT—Harry Soled for John and Mary Malone, owner.

SUBJECT—Application reopened July 18, 1961 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a stated term of years at an existing florist and nursery store previously granted by the Board, the erection of a one story extension for use as a greenhouse.

PREMISES AFFECTED—826-830 Avenue V, south side, 111.47 feet west of Coney Island, Block 7159 B, part of Lot 111, Borough of Brooklyn.

APPEARANCES—

For Applicant: Harry Soled.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on December 19, 1961 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then to March 6, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 28, 1961 acting on Alt. Applic. No. 1027-61, reads:

"1. Proposed greenhouse and retail store for sale of merchandise accessory to plant nursery on premises in a residence use district is contrary to Art. II, Sec. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended granting under certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7e, for a term of ten (10) years, to permit at an existing florist and nursery store previously granted by the Board, the erection of a one-story extension for use as a greenhouse, *on condition* that the work shall be done in accordance with drawings filed with this application dated September 6, 1960, 6 sheets and December 27, 1961 1 sheet, revised; that all laws, rules and regulations applicable shall be complied with; and that all permits shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

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662-56-BZ

APPLICANT—Leonard F. Rothkrug for Governale Estates, Inc., owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of term of variance, expires February 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a business and residence use district, the maintenance of a parking lot for pleasure type cars only.

PREMISES AFFECTED—3875 Flatlands Avenue, north side, 100 feet east of Flatbush Avenue and 1973-1983 Flatbush Avenue, east side, 30 feet north of Flatlands Avenue, Block 7821, Lots 21, 23 and 122, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on February 26, 1957 this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that there has been no new construction in the neighborhood and no change in the character of the area; that the owner of the site, who owned the adjoining dwelling at Flatlands Avenue at the time of the grant, still owns this adjoining lot; that in addition, he has purchased still another dwelling; no change in zone; that the new purchase is in line with statements presented at the original hearing that the owner intends to develop the site with a conforming use, once he has completed the assemblage of more frontage on Flatlands Avenue; that for the last three years there have been no adverse comments or complaints about the operation of the lot; that it serves urgently required need for off street parking, which has increased during the last few years; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation February 26, 1962; and

WHEREAS, this application was reopened on February 6, 1962 and set for hearing on March 6, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated December 6, 1962 acting on Alt. Applic. No. 2112-56, reads:

1. Extension of term of variance granted under Cal. No. 662-56-BZ must be referred back to Board of St. & Appls. It is contrary to Art. II Sec. 3 of the Zoning Resolution and is hereby denied."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on February 26, 1962, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

47-59-BZ—Vol. II

APPLICANT—Nathan Lubroth for 100 Montague Corporation, owner; Love Lane Automotive Corporation, lessee.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the combining of three existing garage buildings using them conjunctively as a non-storage garage and discontinuing the second floor use.

PREMISES AFFECTED—12-18 College Place, east side, 77 feet, 11 inches north of Love Lane, Block 236, Lot 43, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 20, 1962 after due notice by publication in the Bulletin; laid over to March 6, 1962 for inspection and for decision, insofar as the Board is authorized by amendment to the new zoning resolution; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 30, 1961 acting on Alt. Applic. No. 2729-58, reads:

"1. The extension of an existing non-storage garage for more than 5 cars into adjacent buildings so that as altered will be used conjunctively as a non-storage garage for more than 5 motor vehicles on the first floor in a Residence Zone, is contrary to Article II, Par. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7a, to permit in a residence use district, the combining of three existing garage buildings, using them conjunctively as a non-storage garage and discontinuing the second floor use, on condition that the work shall conform to drawings filed with this application dated November 8, 1961, 8 sheets and February 21, 1962, 1 sheet additional; that all laws, rules and regulations applicable shall be complied with; and that permits shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

2004-61-A

APPLICANT—Nathan Lubroth for 100 Montague Corporation, owner; Love Lane Automotive Corporation, lessee.

SUBJECT—Application filed November 8, 1961—Appeal from a decision of the Borough Superintendent, re—Class 3 building to garage use.

PREMISES AFFECTED—12-18 College Place, east side, 77 feet, 11 inches north of Love Lane, Block 236, Lot 43, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated October 30, 1961 on Alt. Applic. 2729-58, reads:

"2. Proposed change of occupancy in a two story class 3 building to a garage use is contrary to sec. 4.2.1 of the Bldg. Code."

and

WHEREAS, the applicant states that the 3 buildings are 92 feet 8 inches by 82 feet in area, 2 stories, 23 feet high, of class 3 construction, located in residence use, B area and class 2 height district, built in 1914 and 1919, now used and occupied since 1914 and 1919: (Building "A") cellar—boiler

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room; 1st floor—public garage for more than 5 cars, 2 persons; 2nd floor—storage; (Building "B") cellar—boiler room; 1st floor—public garage for 5 cars; 2nd floor—sealed and unused; (Building "C") cellar—gasoline tank; 1st floor—storage garage for more than 5 cars, 2 persons; 2nd floor—sealed and unused, substantially in accordance with Certificate of Occupancy #1175 issued March 10, 1920 against Alt. Applic. 9146-19; that the proposed use and occupancy will be: (Buildings "A, B and C") cellar—filled-up; 1st floor—public garage for more than five (5) cars, 2 persons: NOTE—2nd story portions of Buildings "A, B and C" remain sealed and unused; that additional facts about the use of the premises can be found in an accompanying zoning application 47-59-BZ, Volume II; and

WHEREAS, the applicant states that it is proposed to rearrange the exterior overhead doors to facilitate the conjunctive occupancy of the 3 buildings and to construct openings between the 1st floor walls; that it is further proposed to remove the existing gasoline dispensing pump in Building "C" and seal the existing gasoline storage tank in the cellar as well as fill the cellar itself; that it is also proposed to fill in the existing boiler room in Building "A" and "B", so that the cellars of all 3 buildings will be discontinued, thereby creating a much improved condition over that existing; that compliance with the Building Code would create an unnecessary hardship to the owner by requiring the demolition of a large part of the existing buildings; that this demolition of a part of the buildings would be a hardship in that the buildings are to be continued in use only until such time as it would be economically possible to demolish all of the buildings and improve the premises with a conforming use; that the demolition is unnecessary in that the proposed alteration and combined use presents a better picture from a standpoint of safety; that the replacement and enlargement of exterior doors, openings between the buildings and removal of the gasoline pump will permit easier and safer access to all the remote corner of the 3 buildings; that omission of all 2nd floor occupancy will create a one-story building for practical purposes without the necessity of demolition; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated October 30, 1961, acting on Alt. Applic. 2729-58, Objection No. 2, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that all the requirements of the resolution adopted by the Board this day under Cal. No. 47-59-BZ, Vol. II shall be complied with; on further condition, that the building shall be provided with portable fire extinguishers in accordance with the requirements of the Fire Commissioner; and that a Certificate of Occupancy shall be obtained.

336-59-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Shell Oil Company and Julius and Margaret Jenkins, owners.

SUBJECT—Application reopened September 26, 1961 as Volume II decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station previously granted including lubritorium, car washing, minor auto repairs, office and sales, storage room and the parking and storage of motor vehicles in the open area with a post standard sign for a temporary term of twenty years.

PREMISES AFFECTED—838-846 Fulton Street and 489-493 Vanderbilt Avenue southeast corner, Block 2010, Lots 25, 27, 28 and 29, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on December 19, 1961 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated June 15, 1961 acting on amended N.B. Applic. No. 1315-59, reads:

"1. Proposed building and premises to be used for gasoline service station, lubritorium, car washing, minor auto repairs, office and sales and storage room, parking and storage of motor vehicles in open area, in a business zone, is contrary to Article II, PP. 4a, subsections 29 and 46 of the Zoning Resolution.

2. Proposed post standard sign and sign above roof in a business zone is contrary to Article II, PP. 4a, subsection 49 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision f of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7f, for a term of twenty (20) years, the extension of a gasoline service station previously granted, including lubritorium, car washing, minor auto repairs, office and sales, storage room and the parking and storage of motor vehicles in the open area, with a post standard and sign, *on condition* that the work shall be done in accordance with drawings filed with this application dated July 11, 1961, 6 sheets; that there shall be no auto repairs done in the most easterly 20 feet of the extension to the plot; that all laws, rules and regulations applicable shall be complied with; and that all permits shall be obtained, work done and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

687-59-BZ—Vol. II

APPLICANT—Morris Kweller for Jawer Realty Corporation, owner.

SUBJECT—Application reopened October 10, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use, D area district, the erection of a one story extension to an existing building occupied for manufacturing that exceeds the permitted area coverage.

PREMISES AFFECTED—127-19 101st Avenue, northwest corner of 129th Street, Block 9472, Lot 21, Richmond Hill, Borough of Queens.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on December 19, 1961 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 6, 1961 acting on Alt. Applic. No. 1664-61, reads:

"1. The proposed extension in a D area district to be

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used as a factory will in aggregate with the existing bldg. exceed the permissible area coverage and is contrary to Art. IV Sec. 14 Z.R.

Note: the above premises was the subject of a Board case under Cal. 687-59-BZ."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended granting on certain conditions; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21, to permit in a business use, D area district, the erection of a one-story extension to an existing building occupied for light manufacturing, exceeding the permitted area coverage, on condition that the work shall be done in accordance with drawings filed with this application dated September 14, 1961, 6 sheets; that all laws, rules and regulations applicable shall be complied with; and that permits shall be obtained, work done and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1018-61-BZ

APPLICANT—Larry Meltzer for Elm Park Estates Incorporated, owner.

SUBJECT—Application June 29, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use C area district, the erection of a one story and cellar building for use as retail stores, extending into the residence portion of the premises and the use of the open area for accessory parking, loading and unloading, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—6815-6827 New Utrecht Avenue, 1537-1551 69th Street, northeast corner, Block 5574, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on December 19, 1961 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated June 1, 1961 acting on N.B. Applic. No. 234-61, reads:

"1. The proposed construction of a building for super-market and retail stores with the open area for parking for customers and employees motor vehicles and loading and unloading, on a plot located in a business and residence use district, is contrary to Article II, Section 3 of the Zoning Resolution.

2. The structure as proposed exceeds the area permitted in a Business Use, C area district by Article IV Section 13(c) of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant

exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is granted under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use, C area district, the erection of a one-story and cellar building for use as retail stores, extending into the residence portion of the premises, and the use of the open area for accessory parking, loading and unloading; the proposed building to exceed the permitted area coverage, on condition that the work shall conform to drawings filed with this application, dated June 29, 1961, 3 sheets, and January 8, 1962, 2 sheets revised; that a split sapling fence on steel supports shall be constructed on the north and east lot lines of the parking lot and extend 25 feet west along the building line of 69th Street that the finished side of this fence shall face outwards; that all laws, rules and regulations applicable shall be complied with; and that permits shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1195-61-BZ

APPLICANT—H. M. Cole for 17 and 24 Corporation, owner.

SUBJECT—Application July 25, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a restricted retail use, B area district, the erection of a one story extension to an existing restaurant at the basement level in the rear yard of an existing multiple dwelling, the proposed extension encroaches on the required rear yard.

PREMISES AFFECTED—24 West 55th Street, south side, 325 feet west of 5th Avenue, Block 1270, Lot 20, Borough of Manhattan.

APPEARANCES—

For Applicant: H. M. Cole.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on November 21, 1961, after due notice by publication in the Bulletin; laid over to December 19, 1961 for inspection and decision; hearing closed; then laid over without date for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated July 13, 1961, acting on Alt. Applic. 788-61, reads:

"A4—Contrary to Art. IV Sect. 17 of the Zoning Resolution and Sect. 27 sub. 2c of the M.D.L., to have a yard level begin at a level above which a living room opens thereon."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended granting on certain conditions; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21 of the Zoning Resolution, to permit in a restricted retail use, B area district, the erection of a one-story extension to an existing restaurant at the basement level in the rear yard,

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of an existing fireproof multiple dwelling, the proposed extension to encroach on the required rear yard, *on condition* that the work shall be done in accordance with drawings filed with this application dated July 25, 1961, 8 sheets; that all laws, rules and regulations applicable shall be complied with; and that permits shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1308-61-BZ

APPLICANT—Carl H. Salminen for Bard Holding Corporation, owner.

SUBJECT—Application August 10, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a retail use, D area district, the erection of a one story extension for use as a garage with roof parking and repair of owners trucks in conjunction with the existing uses of machine shop, office, vault, garage and dwelling, the proposed extension exceeds the permitted area coverage, encroaches on the required rear yard, and has business entrances within 75 feet of a residence use district for a stated term of 20 years.

PREMISES AFFECTED—222-15 to 222-19 Northern Boulevard, northwest corner of 223rd Street, 43-33 222nd Street, Block 6328, Lots 1 and 39, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Carl H. Salminen and John J. Keating.
For Opposition: None.

ACTION OF BOARD—Application granted on condition.
THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein..... 4
Negative: Vice Chairman Kleinert..... 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on November 28, 1961 after due notice by publication in the Bulletin; laid over to December 12, 1961 for inspection and decision; hearing closed; then to January 16, 1962 for decision; applicant to submit new plans; then to February 6, 1962 at request of applicant; applicant to submit new plans; then to March 6, 1962 at request of applicant; and

WHEREAS, the decision of the Borough Superintendent, dated July 12, 1961 acting on Alt. Applic. No. 1031-61, reads:

"1. Proposed use of new fireproof extension for garage and roof parking for more than five motor vehicles and two truck lifts for repair of owner's trucks only, in a retail use district, is contrary to Article II Section 4-A of the Zoning Resolution.

2. Proposed area of building exceeds allowable area coverage in a "D" area district and is contrary to Article IV Section 14 of the Zoning Resolution.

3. Provide proper rear yard on a corner lot where retail use district abuts residence use district as per Article IV Section 14 & 17(a).

4. Proposed curb cut for business use within 75' of a residence use district is contrary to Article II Sec. 7-A of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7e and 21, for a term of twenty (20) years, to permit in a retail use, D area district, the erection of a one story extension for use as a garage with roof parking and repair of

owner's trucks, in conjunction with the existing uses of machine shop, office, vault, garage and dwelling; the proposed extension to exceed the permitted area coverage and to encroach on the required rear yard, *on condition* that the work shall conform to drawings filed with this application dated August 10, 1961, 8 sheets and March 2, 1962, 5 sheets revised; that a woven wire fence on steel supports shall be erected on top of the parapet on 222nd Street and along the north lot line, 4 feet high, securely fastened to the parapet wall; that the parking on the roof shall be limited to pleasure-type cars only for the employees of the owner; that repairs shall be confined to the present garage space and there shall be no repairs on the roof; that all laws, rules and regulations applicable shall be complied with; and that permits shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1509-61-BZ

APPLICANT—Arnold Haber for F and J Puzio Construction Company, owner.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, D and E-1 area district, for a temporary term of years, the erection and maintenance of a gasoline service station, lubritorium, sales and office, minor auto repairs and the parking of motor vehicles.

PREMISES AFFECTED—33 East 233rd Street, northeast corner of Herkimer Place, Block 3363, Lot 58, Borough of The Bronx.

APPEARANCES—

For Applicant: Benjamin F. Nolan.
For Opposition: None.

ACTION OF BOARD—Application dismissed for lack of jurisdiction by the Board.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

1512-61-BZ

APPLICANT—Daniel J. Pinsky for Miguel, Raymond and Angel Raiz, owners.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7e and 7A of the Zoning Resolution, to permit in a local retail use district, the erection and maintenance of a gasoline service station, lubritorium, minor vehicle repairs, car wash and accessory storage with show windows within 75 feet of a residence use district.

PREMISES AFFECTED—905-909 Castle Hill Avenue, 2169-2175 Story Avenue, northwest corner, Block 3687, Lot 43, Borough of The Bronx.

APPEARANCES—

For Applicant: Daniel J. Pinsky.
For Opposition: None.

ACTION OF BOARD—Application dismissed lack of jurisdiction by the Board.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

1514-61-BZ

APPLICANT—Aaron Halpern for Whitestone Operating Corporation, owner.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, at an existing restaurant with accessory parking, the maintenance of new and larger ground sign.

PREMISES AFFECTED—2560 Bruckner Boulevard, south side, 417.63 feet east of Brush Ave, Block 5541,

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Lot 41, Borough of The Bronx.

APPEARANCES—

For Applicant: Aaron Halpern.

For Oppostion: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 20, 1962 after due notice by publication in the Bulletin; laid over to March 6, 1962 for inspection and for decision insofar as the Board is authorized by amendment to the new Zoning Resolution; applicant to submit sign detail and map showing elevations; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 2, 1961 acting on G. S. Applic. No. 3-61, reads:

"1. The proposed ground sign located in a Retail Use District is contrary to Article II, Sect. 4-A of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7a, to permit in a retail use district, at an existing restaurant with accessory parking, the maintenance of a new and larger ground sign, *on condition* that the work shall conform to drawings filed with this application dated October 2, 1961, 3 sheets and February 8, 1962, 1 sheet revised; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1516-61-BZ

APPLICANT—Lama, Proskauer and Prober for 166 Carlton Avenue Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 19A (j) and 21 of the Zoning Resolution, to permit in a residence use, B area district, the change in occupancy of an existing four story and cellar building, from a public garage, to the manufacturing, warehousing and storage of electrical appliances, loading and unloading, office and signs and with less than the required height of opening to loading berth, for a temporary term of twenty (20) years.

PREMISES AFFECTED—166-172 Carlton Avenue, west side, 164.3 feet south of Myrtle Avenue, Block 2072, Lot 36, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 20, 1962 after due notice by publication in the Bulletin; laid over to March 6, 1962 for inspection and for decision insofar as the Board is authorized by amendment to the new Zoning Resolution; applicant to amend application and submit additional statement; hearing closed; and

WHEREAS, the decision of the Borough Superintendent,

dated September 8, 1961 acting on Alt. Applic. No. 2210-61, reads:

"1. In a residence use district the proposed change in occupancy from garage to manufacturing, warehousing, storage of electrical appliances, loading and unloading, offices and signs is contrary to Article II Section 3 of the Zoning Resolution.

2. Provide 2 loading berths in accordance with Article II Section 19A of the Zoning Resolution—Doors and ceiling height do not comply."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 19, Subdivision A(j) of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 19A(j) and 21, to permit in a residence use, B area district, the change in occupancy of an existing four story and cellar building, from a public garage, to warehousing and storage of electrical appliances, loading and unloading, office and signs, with less than the required height of opening to the loading berth, for a term of 20 years, *on condition* that the work shall conform to drawings filed with this application dated September 19, 1961, 14 sheets; that all loading and unloading shall be done inside the building; that there shall be no manufacturing of any kind in the building; that the elevator door opening on the 1st floor street front shall be closed; that signs shall be limited to those which are permitted in a business district; that all laws, rules and regulations applicable shall be complied with; and that all permits shall be obtained, all work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1517-61-A

APPLICANT—Lama, Proskauer and Prober for 166 Carlton Avenue Corporation, owner.

SUBJECT—Application September 19, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, change in use, egress.

PREMISES AFFECTED—166-172 Carlton Avenue, west side, 164.3 feet south of Myrtle Avenue, Block 2072, Lot 36, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 8, 1961 on Alt. Applic. 2210-61, reads:

"3. The proposed change in occupancy in a class 3 building in excess of 50% is contrary to C26-254.0 (4.2.1).

4. Provide means of egress from all floors including cellar in accordance with 270 LL."

and

WHEREAS, the applicant states that the building is 70 feet by 100 feet in area, 4 stories and cellar, 52 feet 6 inches high, of class 3 construction, located in residence use, B area and class 1½ height district, built before 1896, now used and occupied since 1924: cellar—public garage; 1st floor—public garage, 4 persons; 2nd, 3rd and 4th floors—public garage; substantially in accordance with Certificate of Occupancy #5228 issued November 22, 1924 against Alt. Applic. 6420-23; that the proposed use and occupancy will

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be: cellar, 1st, 2nd, 3rd and 4th floors—manufacturing of electrical appliances, warehousing and storage, 20 persons each floor; that an accompanying zoning application Cal. No. 1516-61-BZ contains additional facts about the premises; and

WHEREAS, the applicant states that it is proposed under this application to change the use of the present building from a "PUBLIC GARAGE" to "MANUFACTURING OF ELECTRICAL APPLIANCES, WAREHOUSING, STORAGE, LOADING AND UNLOADING AND OFFICES"; that the present building is 52 feet 6 inches in height above the sidewalk and is provided with a ramp up to the 1st floor; that the actual 4 stories from the 1st floor level to the roof is less than 50 feet; that the building is now provided with a prime means of egress consisting of a 3 foot 6 inch steel stair enclosed in 8 inch masonry and fireproof self-closing doors leading directly to the street; that as a second means of egress, the building is provided with a fire escape and sliding drop ladder at the front of the building; that inasmuch as the proposed use is of a non-hazardous nature and there will be a maximum of 15 men and 5 women on a floor, the exits are deemed to be sufficient; that therefore, in view of the facts as stated above, it is respectfully requested that this application be granted; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated September 8, 1961, acting on Alt. Applic. 2210-61, Objection No. 3, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that all of the requirements of the resolution adopted by the Board this day under Cal. No. 1516-61-BZ shall be complied with; and that a Certificate of Occupancy shall be obtained.

1523-61-BZ

APPLICANT—Lama, Proskauer and Prober for Cosmo Passalacqua, owner; Central Industrial Bank, lessee.

SUBJECT—Application October 3, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a temporary term of twenty years, the maintenance of a proposed two story and cellar building as a bank and doctor's office with accessory parking in the open area with business signs and entrances.

PREMISES AFFECTED—1759-1761 Rockaway Parkway, 9701-9715 Avenue L, northeast corner, Block 8243, Lot 5, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 20, 1962 after due notice by publication in the Bulletin; laid over to March 6, 1962 for inspection and for decision insofar as the Board is authorized by amendment to the new Zoning Resolution; applicant to amend application to include Section 21; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 26, 1961 acting on N.B. Applic. No. 2859-61, reads:

"1. Proposed erection and use of premises for "Boiler room, bank and doctor's offices, and accessory parking of patrons cars" in a residence use district is contrary to Article II Sec. 3 of the Zoning Resolution.

2. Proposed Business sign and business entrance (curb cuts in a residence use district is contrary to Article II Sec. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were in-

case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7e, for a term of 20 years, to permit in a residence use district, the construction by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate and maintenance of a proposed two story and cellar building as a bank and doctor's office building, with dwellings, with accessory parking in the open area, and with business signs and entrances, *on condition* that the work shall conform to drawings filed with this application dated October 3, 1961, 4 sheets; that a split sapling fence 5 feet 6 inches high with the finished side out shall be constructed on steel supports on all sides of the parking lot; that wrought iron gates shall be placed at the opening to the parking lot and kept locked except during business hours; that the signs on the building shall be limited to those permitted in a restricted retail district; that all laws, rules and regulations applicable shall be complied with; and that permits shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1531-61-BZ

APPLICANT—Elliot Saltzman for Telbros Realty Corporation, owner.

SUBJECT—Application October 4, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business use, D area district, the erection of a one story extension to an existing building used for the manufacturing, storage, loading and unloading of incombustible materials and parking of five trucks to increase the parking to more than five trucks, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—306-316 Van Brunt Street, west side, 50 feet north of Pioneer Street, Block 529, Lots 39, 40 and 41, Borough of Brooklyn.

APPEARANCES—

For Applicant: Elliot Saltzman.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 20, 1962 after due notice by publication in the Bulletin; laid over to March 6, 1962 for inspection and for decision insofar as the Board is authorized by amendment to the new Zoning Resolution; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 29, 1961 acting on Alt. Applic. No. 1278-61, reads:

"1. In a business use district, the proposed garage extension for more than 5 motor vehicles is contrary to Article II Section 4(a) 15 of the Zoning Resolution.

2. In a D district proposed alteration is contrary to Article IV Section 14—exceeds 55% allowable coverage."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does

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REGULAR MEETING

TUESDAY AFTERNOON, MARCH 6, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

153-61-A

APPLICANT—Ludwig Hanauer for Florence Feifer, owner.

SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—508 Broadway, east side, 224 feet 7 inches north of Broome Street, Block 483, Lot 9, Borough of Manhattan.

APPEARANCES—

For Applicant: Peter S. Gluck.

For Administration: Lieut. Michael Leen, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative: Vice Chairman Kleinert and Commissioner Fox 2

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 17, 1961 on Violation Order No. 483989, superseded by order No. 499374 dated March 24, 1961, reads:

"1. Provide an approved automatic sprinkler system throughout the building. Chapter 19-161.0 Administrative Code."

WHEREAS, the applicant states that the building is 24 feet 11 inches by 84 feet in area, 5 stories, 71 feet 8 inches high, of class 3 construction, located in unrestricted use, B area and class 2 height district, built about 1885, now used and occupied approximately since 1900: sub-cellar—boiler room; cellar—storage of rubber footwear; 1st floor—retail store, 4 persons; 2nd floor—clothing manufacturing, children's jackets, 19 persons; 3rd floor—non-combustible storage; 4th floor—ear muff assembly, 1 person; 5th floor—vacant; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that this building contains fire alarm stations on each floor, and siamese connections at the grade for perforated lines in the cellar and sub-cellar; that the entire stair hall is fire-retarded on both sides of the stair hall partitions, and the ceilings, with 24 gauge wire mesh and $\frac{3}{4}$ inch P.C. plaster; that all doors leading to the cellar, sub-cellar and all of the lofts are fireproof, self-closing doors; that monthly fire drills are maintained and the housekeeping within the building is exemplary; that there is a modern, standard fire escape on the front of the building, with a counterbalanced stair from the 2nd floor to the grade; that fireproof doors open from the lofts to the fire escape; that these doors are glazed with wire glass; that all other windows opening on the fire escape are fireproof with wire glass; that there are only 13 people employed in the building, above the 1st floor; that the sub-cellar contains the heating unit; that the cellar is used for storage; that no one works in either of these spaces; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Fire Commissioner dated January 17, 1961, acting on Violation Order No. 483989 (rescinded and replaced by Order No. 499374 dated March 24, 1961 Objection No. 1 be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* the building conform to drawings filed with this application dated "January 5th 1962," 4 sheets; *on further condition* that the fire escapes be put in good condition; that the doors to the exits be fire-proof, self-closing and placed in good operating condition; that there be a one-hour enclosure around the hoist; that all other laws, rules and regulations applicable be complied with.

hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7a and 21, to permit in a business use, D area district, the erection of a one story extension to an existing building used for the manufacturing, storage, loading and unloading of incombustible materials, and to increase the parking to more than five trucks; the proposed extension to exceed the permitted area coverage, *on condition* that the work shall conform to drawings filed with this application dated October 4, 1961, 6 sheets; that all laws, rules and regulations applicable shall be complied with; and that all permits shall be obtained, all work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1880-61-BZ

APPLICANT—Elliot Saltzman for James Manfrede, owner.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, on a plot presently occupied for the sale of used cars and auto parts, the erection of a one story and mezzanine building for the storage and sale of auto parts, office and the extension of the uses in the open area to include sale of cars not in running condition and used parts requiring gas and electric welding and cutting.

PREMISES AFFECTED—2401-2413 Cropsey Avenue, 8841-8857 24th Avenue, northeast corner, Block 6891, Lots 4, 6, 8, and 11, Borough of Brooklyn.

APPEARANCES—

For Applicant: Elliot Saltzman.

For Opposition: None.

For Administration: Samuel Bodian, Park Dept.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 20, 1962 after due notice by publication in the Bulletin; laid over to March 6, 1962 for inspection and for decision insofar as the Board is authorized by amendment to the new Zoning Resolution; applicant to submit statement; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated December 7, 1961 acting on N.B. Applic. No. 3309-61, reads:

"1. Proposed increase in size of plot, and new building, and change of use from lot for sale of used cars & auto parts, no gas in cars, no license plates displayed, to: storage of auto parts & machine shop, sales of auto auto parts; sales of used cars not in running condition & used parts, gas & electric welding & cutting (no wrecking or burning to be done on premises) sale of new & used cars in running condition, on open portion of lot; in a residence use district is contrary to Art II PP. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision a of the Zoning Resolution.

Resolved, that the decision of the Borough Superintendent, dated December 7, 1961, acting on N.B. Applic. 3309-61, Objection No. 1, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

Adjourned 3:35 P.M.

JAMES P. MULROY, Secretary

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161-61-A

APPLICANT—Robert Teichman for Anna Schenkel, owner.

SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—Automatic Sprinkler System.

PREMISES AFFECTED—75 Gold Street, west side, 25 feet south of Spruce Street, Block 100, Lot 2, Borough of Manhattan

APPEARANCES—

For Applicant: R. Teichman.

For Administration: Lieut. Michael Leen, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

WHEREAS, the order of the Fire Commissioner, dated December 22, 1960 and January 13, 1961 on Violation Order No. 425819, reads:

"1. Provide an approved automatic sprinkler system throughout the building. Chapter 19-161.0 Administrative Code."

and

WHEREAS, the applicant states that the building is 24 feet 8 inches by 25 feet in area, 4 stories, 40 feet high, of class 3 construction, located in unrestricted use, B area and class 2½ height district, built approximately 1860, now used and occupied since 1860: cellar—storage (vacant); 1st floor—store (vacant); 2nd floor—manufacturing bristles in wooden blocks, 1 person; 3rd floor—artist (scenic painter), 1 person; 4th floor—artist, 1 person; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that the exits consist of a wood stairway, 3 feet wide, located at the north side with an entrance to same from Gold Street; that said stairway continues up with winders at the 2nd floor and up along the rear wall of the building to the top or 4th story; that stairs are enclosed with wood sheathing and wood entrance doors on each floor; that there is a party wall fire escape on the front of the building connecting to 73 Gold Street and 2nd, 3rd and 4th floors stories; that the owner is willing to fire retard the stair enclosures with Fire Code #60 partitions, fireproof self-closing doors on 1st, 2nd and 3rd floors and masonry partition, etc., in cellar, if the Board so orders, and limit the occupancy also if the Board so orders; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Fire Commissioner dated December 22, 1960 and January 13, 1961, acting on Violation Order No. 425819 Objection No. 1 be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* the building conform to drawings filed with this application dated February 10th 1961, 1 sheet; *on further condition* that a one-hour ceiling be constructed over the entire cellar; that a verticle drop ladder to the ground be provided on the existing fire escape; that the stairhalls be fire-retarded with one-hour protection and with fire-proof self-closing doors; that the enclosure around the stairs from the cellar to the first floor be a one-hour masonry enclosure; that all other laws, rules and regulations applicable be complied with.

218-61-A

APPLICANT—Max Siegel Associates for 350 Greenwich Realty Corporation, owner.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—350-354 Greenwich Street, 34-36 Harrison Street, northwest corner, Block 183, Lots 15 and 17, Borough of Manhattan.

APPEARANCES—

For Applicant: Anthony Carabba.

For Administration: Lieut. Michael Leen, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 11 and January 24, 1961 on Violation Order No. 483324, reads:

"1. Provide an approved automatic sprinkler system throughout building.

Chapter 19-161.0 Administrative Code."

and

WHEREAS, the applicant states that the building is 75 feet 2 inches by 77 feet 5 inches in area, 5 stories and cellar, 60 feet high, of class 3 construction, located in unrestricted use, A area and class 2 height district, built under N.B. Ap-
plic. 278-1878, now used and occupied since 1933: cellar—storage; 1st floor—restaurant, storage and produce packing, 75 persons; 2nd floor—offices and factory, produce and sheetmetal, 6 persons; 3rd floor—factory, sheetmetal and produce packing, 4 persons; 4th floor—factory, sheetmetal and produce storage, 14 persons; 5th floor—factory, sheetmetal and produce storage, 2 persons; substantially in accordance with Certificate of Occupancy #19657 issued May 29, 1934 against Alt. Applic. 375-33; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that the building is provided with two means of egress on each floor, consisting of an interior fire retarded enclosed stairway, leading directly to the street, with fireproof self-closing doors in the openings; that an exterior Labor Law fire escape on the Greenwich Street front; that exists to the fire escape are provided by fireproof self-closing casement doors from each tenant factory; that all the windows opening on the fire escape are fireproof self-closing; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Fire Commissioner, dated January 11 and January 24, 1961, acting on Violation Order No. 483324, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* the building conform to drawings filed with this application dated January 29th 1962, 3 sheets; on further condition that a thermostatic fire alarm system with central office connection be installed in the building and that the door to the prime means of egress and to the fire escape be put in good repair and in good operating condition; that all other laws, rules and regulations applicable be complied with.

448-56-A—Vol. II

APPLICANT—Daub and Daub for 9-15 Murray Street Company, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—Appeal from a decision of the Borough Superintendent—re egress, etc., previously granted on condition.

PREMISES AFFECTED—9-15 Murray Street, north side, 155.6½ feet west of Broadway, Block 134, Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: Sidney Daub.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

227-61-A

APPLICANT—Joseph Kiell for Sarah A. Worthylake, owner.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—204-206 Lafayette Street, west

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side, 136 feet 4½ inches north of Broome Street, Block 482, Lots 34 and 35, Borough of Manhattan.

APPEARANCES—

For Applicant: None.
For Administration: Lieut. Michael Leen, Fire Dept.
ACTION OF BOARD—Appeal withdrawn.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

60-61-A

APPLICANT—A. L. Seiden for A. Blank, Incorporated, owner; Chemical Bank N. Y. Trust Company, lessee.
SUBJECT—Application January 25, 1961—Appeal from an order of the Fire Commissioner re—Automatic Sprinkler System.

PREMISES AFFECTED—84-85 South Street, north side, 43.7 feet west of John Street, Block 72, Lot 27, Borough of Manhattan.

APPEARANCES—

For Applicant: A. L. Seiden.
For Administration: Lieut. Michael Leen, Fire Dept.
ACTION OF BOARD—Laid over to March 20, 1962, at 2 P. M. for reinspection and decision.

172-61-A

APPLICANT—Arthur H. Rosenfeld for Harry Steigman, owner.

SUBJECT—Application February 15, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—547-549 Avenue of The Americas, southwest corner of West 15th Street, Block 790, Lot 40, Borough of Manhattan.

APPEARANCES—

For Applicant: Arthur H. Rosenfeld.
For Administration: Lieut. Michael Leen, Fire Dept.
ACTION OF BOARD—Laid over to March 20, 1962, at 2 P. M. for inspection and decision.

16-61-A

APPLICANT—74-76 Laight St. Corporation, owner.

SUBJECT—Application February 20, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—74-76 Laight Street, northeast corner of Washington Street, Block 218, Lot 2, Borough of Manhattan.

APPEARANCES—

For Applicant: Erwin B. Neuman.
For Administration: Lieut. Michael Leen, Fire Dept.
ACTION OF BOARD—Laid over to March 20, 1962, at 2 P. M. for decision; hearing previously closed.

16-61-A

APPLICANT—Joseph A. Russo d/b/a Mildred Nursing Home, owner.

SUBJECT—Application March 2, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—1501 80th Street, 7921 15th Avenue, northeast corner, Block 6270, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Anthony Russo.
For Administration: Lieut. Michael Leen, Fire Dept.
ACTION OF BOARD—Laid over to March 27, 1962, at 2 P. M. for inspection and decision; applicant is to report to the Board on the decision from the Dept. of Health.

9-61-A

APPLICANT—Lama, Proskauer and Prober for Mercerway Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block

474, Lot 29, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.
For Administration: Lieut. Michael Leen, Fire Dept.
ACTION OF BOARD—Laid over to April 3, 1962, at 2 P. M. at request of applicant.

377-61-A

APPLICANT—Benjamin Schaffer, Chamber's Realty Corporation, Incorporated, owner.

SUBJECT—Application March 29, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—1 and 2 Hudson Street, northeast corner of Chambers Street, Block 140, Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: Morris Kweller.
For Administration: Lieut. Michael Leen, Fire Dept.
ACTION OF BOARD—Laid over to March 27, 1962, at 2 P. M. applicant to submit revised drawing.

401-61-A

APPLICANT—Henry I. Zeisel for Gellman and Zeisel, owners.

SUBJECT—Application March 28, 1961—Appeal from a decision of the Borough Superintendent re—non-fireproof construction—exits, factory.

PREMISES AFFECTED—216 Centre Street, east side, 150½ feet south of Grand Street, Block 235, Lot 9, Borough of Manhattan.

APPEARANCES—

For Applicant: A. A. Dick.
For Administration: Lieut. Michael Leen, Fire Dept.
ACTION OF BOARD—Laid over to April 3, 1962, at 2 P. M. at request of applicant; order of Fire Commissioner No. 490005 dated Feb. 28, 1961 has been rescinded.

1204-61-A

APPLICANT—Crinnion and Crinnion for Manhattan Four Corporation, owner.

SUBJECT—Application July 25, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for Variation of Section 34 and Section 216 of the Multiple Dwelling Law re—minimum dimensions of yard and courts.

PREMISES AFFECTED—348 East 78th Street, south side, 170 feet west of First Avenue, Block 1452, Lot 34, Borough of Manhattan.

APPEARANCES—

For Applicant: Robert J. Crinnion.
ACTION OF BOARD—Laid over to March 20, 1962, at 2 P. M. for inspection and decision.

1549-61-A

APPLICANT—Hector Ferreras for Eugene A. Mathews, owner.

SUBJECT—Application October 9, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—1050 Victory Boulevard, east side, 287.65 feet south of Highland Avenue, Block 603, Lot 38, Meiers Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Paul De Stefano.
ACTION OF BOARD—Laid over to March 20, 1962, at 2 P. M. for inspection and decision.

1690-61-A

APPLICANT—Kenneth W. Milnes for Manuel and Margarita Perez Varela, owner.

SUBJECT—Application November 14, 1961—Filed pursuant to Section 36, Art. 3, of the General City Law—re building not facing legal street.

PREMISES AFFECTED—14 Wilson View Place, west side, 65.24 feet south of Douglas Road, Block 835, Lot 152, Emerson Hill, Borough of Richmond.

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APPEARANCES—

For Applicant: Peter W. Diffendale.
ACTION OF BOARD—Laid over to March 20, 1962, at 2 P.M. for inspection and decision.

1691-61-A

APPLICANT—Kenneth W. Milnes for Manuel and Margarita Perez Varela, owner.

SUBJECT—Application November 14, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—16 Wilson View Place, west side, 95.24 feet south of Douglas Road, Block 835, Lot 154, Emerson Hill, Borough of Richmond.

APPEARANCES—

For Applicant: Peter W. Diffendale.
ACTION OF BOARD—Laid over to March 20, 1962, at 2 P.M. for inspection and decision.

1991-61-A

APPLICANT—Charles Abrahams for Carlton Hill Corporation, owner; Gordon-Lacey Chemical Products Company, lessee.

SUBJECT—Application December 14, 1961—Appeal from a decision of the Borough Superintendent re—manufacturing excessive.

PREMISES AFFECTED—57-27 49th Street, east side, 391.04 feet south of 56th Road, Block 2600, Lot 500, Maspeth, Borough of Queens.

APPEARANCES—

For Applicant: C. Abrahams.
ACTION OF BOARD—Laid over to March 20th 1962, at 2 P.M. for inspection and decision.

791-55-BZ

APPLICANT—Gulf Oil Corporation, lessee for Tremarco Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a retail and residence use district, the reconstruction and rehabilitation of an existing gasoline service station, office, sales, car wash and minor repairs.

PREMISES AFFECTED—4000-4008 Hylan Boulevard, southwest corner of Nelson Avenue, Block 5298, Lot 20, Great Kills, Borough of Richmond.

APPEARANCES—

For Applicant: Joseph B. Lynch.
ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4
Negative 0
Absent: Commissioner Becker..... 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on July 25, 1957, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on October 3, 1961; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on July 25, 1957, as amended through October 3, 1961 by adding thereto:

"that the gasoline service station may be redesigned, rearranged and constructed substantially as shown on revised drawings of proposed conditions, marked, Received December 14, 1961, 3 sheets, on condition that other than as herein amended the resolution above cited shall be complied with in all respects." (N.B. 896/56)

751-59-BZ

APPLICANT—Lama, Proskauer and Prober for Socony Mobil Oil Company, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7c, 7a, 7i and 7A of the Zoning Resolution, permitting in a local retail and residence use district, the reconstruction of an existing gasoline service station with accessory office and to extend the use to include lubricatorium, car washing, motor vehicle repairs, sales, and utility rooms, parking and storage of motor vehicles, ground signs with curb cuts within 75 feet of a residence use district.

PREMISES AFFECTED—209-06 to 209-18 (209-08 official) 48th Avenue and 48-01 to 48-11 Oceania Street, southeast corner, Block 7368, Lot 1, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.
ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE:

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein..... 4
Negative: Commissioner Fox..... 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on March 29, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on March 14, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on March 29, 1960, as amended on March 14, 1961, only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 3698/59)

752-59-BZ

APPLICANT—Lama, Proskauer and Prober for Socony Mobil Oil Company, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 7A of the Zoning Resolution, permitting in a local retail and residence use district, the reconstruction and modernization of the present gasoline service station, non-automatic car wash, lubricatorium, salesroom and car wash and extend these uses to include minor auto repairs and parking and storage of motor vehicles, the installation of six additional 550 gallon gasoline tanks and curb cut on 229th Street within 75 feet of the residence use district.

PREMISES AFFECTED—228-12 to 228-20 (228-16 official) Merrick Boulevard and 134-02 to 134-14 229th Street, southwest corner, Block 13155, Lots 35 and 40, Laurelton, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.
ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein.....
Negative: Commissioner Fox.....

THE RESOLUTION—

WHEREAS, this application was granted by the Board on March 29, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on March 14, 1961; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on March 29, 1960, as amended on March 14, 1961 only as to the time to obtain

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permits and complete the work, so that as *amended* this portion of the resolution shall read:
"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 3697/59)

762-59-BZ

APPLICANT—Lama, Proskauer and Prober for Socony Mobil Oil Company, owner.
SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Section 7a of the Zoning Resolution, permitting in a local retail use district, the reconstruction of the existing gasoline service station and continue the conjunctive uses of lubritorium, minor auto repairs, car washing, utility room, sales room and parking and storage of motor vehicles.
PREMISES AFFECTED—83-29 Broadway and 86-01 to 86-09 Dongan Avenue, northwest corner, Block 1580, Lot 1, Elmhurst, Borough of Queens.
APPEARANCES—
For Applicant: James E. Vassalotti.
ACTION OF BOARD—Application reopened and time to complete work extended.
THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4
Negative: Commissioner Fox 1

THE RESOLUTION—
WHEREAS, this application was granted by the Board on March 8, 1960, on certain conditions; and
WHEREAS, time to obtain permits and complete the work was extended on March 14, 1961; and
WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.
Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on March 8, 1960, as *amended* on March 14, 1961 only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:
"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 3699/59)

778-59-BZ

APPLICANT—Lama, Proskauer and Prober for Socony Mobile Oil Company, Inc., owner.
SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7a and 7A of the Zoning Resolution, permitting in a retail and residence use district, the reconstruction of an existing gasoline service station, with the continuation of the present use of lubritorium, office and minor auto repairs and extend such uses to include car washing, utility room, sales room, parking and storage of motor vehicles with ground signs in the retail portion and business entrance, curb cuts within 75 feet of a residence use area.
PREMISES AFFECTED—164-12 to 164-20 (164-16 official) Sanford Avenue and 42-02 to 42-12 165th Street, southwest corner, Block 5395, Lot 22, Flushing, Borough of Queens.
APPEARANCES—
For Applicant: James E. Vassalotti.
ACTION OF BOARD—Application reopened and time to complete work extended.
THE VOTE—
Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4
Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 5, 1960, on certain conditions; and
WHEREAS, time to obtain permits and complete the work was extended on April 18, 1961; and
WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.
Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 5, 1960, as *amended* on April 18, 1961 only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:
"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 3759/59)

841-59-BZ

APPLICANT—Lama, Proskauer and Prober for Socony Mobile Oil Company, owner.
SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Section 7a of the Zoning Resolution, permitting in a residence use district, the reconstruction of an existing gasoline station and office and extended the uses to include gasoline service station, lubritorium, minor auto repairs, car wash, sales room, utility room, parking and storage of motor vehicles and ground sign.
PREMISES AFFECTED—691-693 St. Nicholas Avenue, west side, 101 feet 3 $\frac{7}{8}$ inches south of West 145th Street, Block 2050, Lot 136, Borough of Manhattan.
APPEARANCES—
For Applicant: James E. Vassalotti.
ACTION OF BOARD—Application reopened and time to complete work extended.
THE VOTE:
Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4
Negative: Commissioner Fox 1

THE RESOLUTION—
WHEREAS, this application was granted by the Board on June 1, 1960, on certain conditions; and
WHEREAS, time to obtain permits and complete the work was extended on July 5, 1961; and
WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.
Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 1, 1960, as *amended* on July 5, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:
"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 201/59)

115-60-BZ

APPLICANT—Louis Lieberman for Sadye Lichtenstein, owner.
SUBJECT—Application for consideration—reopening for extension of time to complete which expired January 5, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a residence use, D area district, the erection of a one story structure occupying more than the permitted area coverage and for use as a supermarket and retail stores with parking of more than five (5) cars for employees and patrons.
PREMISES AFFECTED—99-15 to 99-41 Horace Harding Expressway, northside, 219.97 feet east of 99th Street and 99-24 to 99-38 60th Avenue, Block 1948, Lot 19, Corona, Borough of Queens.
APPEARANCES—
For Applicant: Louis Lieberman.
ACTION OF BOARD—Application reopened and time to complete work extended.

MINUTES

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and Com-
missioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on October 4, 1960, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on October 4, 1960, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed before December 15, 1962; and that a Certificate of Occupancy shall be obtained." (N.B. 4889/59)

621-60-BZ

APPLICANT—Lama, Proskauer and Prober for Elias Liberman and Grace Todd, owners.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired January 31, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a local retail use district, the erection and maintenance of a gasoline service station, lubricatorium, minor auto repairs, car washing, storage room, office, sales and ground sign with parking and storage of motor vehicles on the unbuilt upon portion of plot for a term of 20 years.

PREMISES AFFECTED—131-31 to 131-39 (131-35 official) Springfield Boulevard and 216-01 to 216-09 132nd Avenue, northeast corner, Block 12922, Lot 125, Springfield, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE TO REOPEN AND EXTEND TIME—

Affirmative: Chairman Foley and Vice Chairman Kleinert 2
Negative: Commissioner Fox, Commissioner Becker and Commissioner Klein 3

THE VOTE TO RECONSIDER—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE VOTE TO REOPEN AND EXTEND TIME—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on January 31, 1961, on certain conditions; and

WHEREAS, working drawings, submitted as being in substantial compliance with the Board's requirements, were approved on June 20, 1961; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on January 31, 1961 as *amended* on June 20, 1961 only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 1957/60)

670-60-BZ

APPLICANT—B. Franklin Spencer for Victor Losquadro and Margareth Losquadro, owners.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired February 7, 1962—decision of the Borough Superintendent; previ-

ously granted on condition, under Sections 7c and 7h of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a one story and part cellar drive-in refreshment stand with accessory parking for more than five (5) motor vehicles for patrons awaiting service, the proposed work will be limited to 22,500 square feet.

PREMISES AFFECTED—2407 Richmond Avenue, northeast corner of Richmond Hill Road, Block 2380, Lot 1, New Springfield, Borough of Richmond.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on February 7, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on February 7, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed before December 15, 1962; and that a Certificate of Occupancy shall be obtained." (N.B. 1076/60)

682-60-BZ

APPLICANT—Leonard F. Rothkrug for Elota Realty Company, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired January 17, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7c, 7e and 21 of the Zoning Resolution, permitting in a local retail and residence FF arca district, the erection of a one and two story structure for retail shopping center consisting of a large supermarket, retail stores and bowling alleys with accessory patron and employee parking, extending into the residence district, the building occupying more than the permitted area and without all of the required setbacks and loading and unloading, curb cuts within 50 feet of the corner.

PREMISES AFFECTED—843-901 Elderts Lane, southeast corner of Linden Boulevard, block bounded by Linden Boulevard, Loring Avenue, Forbel Avenue and Elderts Lane, Block 4492, Lots 1, 16 and 29, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on January 17, 1961, on certain conditions; and

WHEREAS, the resolution was amended on October 10, 1961; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on January 17, 1961 as amended through October 10, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed before December 15, 1962; and that a Certificate of Occupancy shall be obtained." (N.B. 1515/60)

MINUTES

909-60-BZ

APPLICANT—Albert Melniker for Hylan-Joyce Corporation, owner; Francis Ford Incorporated, lessee; Staten Island Small Cars, Ltd., proposed lessee.

SUBJECT—Application for consideration—reopening for amendment of the resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7c, 7e, 7f, 7i and 7A of the Zoning Resolution, to permit in a retail and residence use district, the construction and maintenance of an auto showroom including incidental repairs, service station, lubricatorium, car washing, non-automatic, sale of car parts and accessories, ground sign, outdoor sales, display and parking of more than five cars with business entrances within 75 feet of the residence use district.

PREMISES AFFECTED—1855 Hylan Boulevard, 250 Naughton Avenue, southwest corner and southeast corner of Hylan Boulevard and Joyce Street, 40 Joyce Street, Block 3548, Lot 18, Grant City, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 4, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on April 4, 1961, by adding thereto:

“that the lot may be reduced in area and the building rearranged and constructed substantially as shown on revised drawings of proposed conditions marked ‘Received December 14, 1961’, 2 sheets, on condition that other than as herein amended the resolution above cited shall be complied with in all respects.” (N.B. 1471/60)

886-61-BZ

APPLICANT—Leonard F. Rothkrug for Rosario Saitta and Saitta Realty Corporation, owners.

SUBJECT—Application for consideration—reopening for amendment of resolution, under Section 21 of the Zoning Resolution, to permit in a residence use, E area district, the erection of a six (6) story multiple dwelling that exceeds the permitted area coverage and with more than the permitted floor area.

PREMISES AFFECTED—789 Astor Avenue, northwest corner of Barnes Avenue, Block 4352, Lots 1, 3, 4 and 7, Borough of The Bronx.

APPEARANCES—

For Applicant: Leonard F. Rothkrug and R. Saitta.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on November 8, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on November 8, 1961 by adding thereto:

“that parking shall be permitted, substantially as shown on revised drawings marked ‘Received December

14, 1961’, 1 sheet and ‘Received March 2, 1962’, 1 sheet, on condition that the tops of no motor vehicles parked shall project above the sill of the first story windows; and that other than as herein amended the resolution above cited shall be complied with in all respects.” (N.B. 779/61)

25-34-BZ—Vol. III

APPLICANT—Lama, Proskauer and Prober for Nicholas Scandore, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired September 18, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a residence use district, the change in occupancy from restaurant and recreation center to restaurant bar, grill and cabaret (extension of building, previously granted by the Board and denied as to restaurant, sale of liquors and cabaret).

PREMISES AFFECTED—1190-1196 (1188 displayed) Ocean Parkway and 517-529 Avenue L, northwest corner, Block 5495, Lot 1000, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and set for hearing on April 3, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

543-51-BZ

APPLICANT—Henry George Greene for Gehring Realty Corp. and Mines and Company, owners.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired January 29, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in the residence use district portion of a lot located in a residence and retail use district, the extension of existing parking and storage of motor vehicles for a term of years.

PREMISES AFFECTED—183-02 to 183-20 Hillside Avenue and 88-02 to 88-18 184th Street, southwest corner and 88-01 and 88-15 183rd Street, Block 9930, Lots 22, 26, 27, 31 and 39, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: J. G. L. Molloy.

ACTION OF BOARD—Application reopened and set for hearing on April 3, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

564-51-BZ

APPLICANT—J. G. L. Molloy for Charles B., Lawrence A. and Raymond E. Benenson, owners.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and business use district, the parking and storage

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of motor vehicles for a term of years.
PREMISES AFFECTED—101-106 Queens Boulevard, south side, 37.14 feet east of 67th Road and 100-26 to 100-36 67th Road, Block 3171, Lots 19, 21 and 23, Forest Hills, Borough of Queens.

APPEARANCES—

For Applicant: J. G. L. Molloy.

ACTION OF BOARD—Application reopened and set for hearing on April 3, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

754-53-BZ—Vol. III

APPLICANT—Samuel Miller for Humble Oil and Refining Company and Milton Eisler, owners.

SUBJECT—Application for consideration—reopening as Vol. III subject to regular procedure—decision of the Borough Superintendent; previously granted on condition under Sections 7e and 7h of the Zoning Resolution, permitting in a residence use district, the erection and maintenance of a gasoline service station, lubritorium, minor repairs hand tools only, car washing, non automatic, office, storage and sale of auto accessories and tires and parking of cars waiting to be serviced, all for a term of 15 years.

PREMISES AFFECTED—76-31 to 76-45 164th Street, east side, entire block-front between 77th Avenue and 76th Road, Block 6969, Lot 1 (part of Lot 9), Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Joseph B. Lynch.

ACTION OF BOARD—Application reopened as Vol. III subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

1018-55-BZ

APPLICANT—Robert Gottlieb for Rose K. Lyons, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired November 7, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a local retail use district, a parking lot for more than 5 motor vehicles.

PREMISES AFFECTED—133-135 West 165th Street and 1058-1066 Ogden Avenue, northeast corner, Block 2514, Lot 1, Borough of The Bronx.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and set for hearing on April 3, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

553-56-BZ

APPLICANT—Andrew DiCamillo for No. 14 Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired January 15, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a residence use district, the parking and storage of more than 5 motor vehicles.

PREMISES AFFECTED—449-453 Degraw Street, north side, 150 feet west of Bond Street, Block 416, Lots 50, 51, 53 and 152, Borough of Brooklyn.

APPEARANCES—

For Applicant: Frank Sellitto.

ACTION OF BOARD—Application reopened and set for hearing on April 3, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

934-60-SA

APPLICANT—Haus and Bresin for Standard, Incorporated, owner.

SUBJECT—Application December 29, 1960—Standard Twinette Dry Cleaner, (dry cleaning of clothing and fabrics) approval of.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for hearing.

62-61-SA

APPLICANT—Morris Kweller for Clesco National Products, Inc., owner.

SUBJECT—Amended for coin-operated operation.

APPEARANCES—

For Applicant: Morris Kweller.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for hearing.

244-61-SA

APPLICANT—Laundercoin Sales Corporation for Norge Sales Corporation; Lama, Proskauer and Prober, agent.

SUBJECT—Application March 1, 1961—KM-G-1 Norge Dry Cleaner, approval of.

APPEARANCES—

For Applicant: John A. Dwyer.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for hearing.

400-61-SA

APPLICANT—John F. Danielson for Whirlpool Corporation, owner.

SUBJECT—Application April 6, 1961—RCA Whirlpool Drycleaner Model 155, approval of.

APPEARANCES—

For Applicant: John A. Dwyer.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for hearing.

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457-61-SA

APPLICANT—Westinghouse Electric Corporation, owner; ALD, Incorporated, Distributor.

SUBJECT—Application April 14, 1961—Westinghouse Dry-cleaner, Model DC-20 Drycleaner with FS-20 Filter, approval of.

APPEARANCES—

For Applicant: John A. Dwyer.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for hearing.

668-61-SA

APPLICANT—Haus and Bresin for International Duplex Corporation, owner.

SUBJECT—Application May 12, 1961—Duplex Cleanway Coin-operated Dry Cleaner (dry-cleaning) Model DWDC-1, approval of.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for hearing.

838-61-SA

APPLICANT—International Marketing Corporation, agent for Hard Metal Fabricators, Ltd., owner.

SUBJECT—Application June 5, 1961—IMC Dry Cleaning Coin-operated, approval of.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for hearing.

852-61-SA

APPLICANT—Bill Glover, Inc., owner.

SUBJECT—Stainless Steel Dry Cleaning Units. Model CD, approval of.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to March 20, 1962, at 2 P.M. for hearing.

1445-61-SA

APPLICANT—Haus and Bresin for Philco Corporation, owner.

SUBJECT—Application September 13, 1961—Philco-Bendix coin—Operated Dry Cleaner Model CC 9182, approval of.

APPEARANCES—

For Applicant: John A. Dwyer.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for hearing.

1649-61-SA

APPLICANT—G. Maestrelli Costruzioni Elettromeccaniche, owner. Maestrelli Drycleaning Machine, Models 30 and 50, approval of.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to March 20, 1962, at 2 P.M. for hearing.

1943-61-SA

APPLICANT—Detrex Chemical Industries, Incorporated, owner.

SUBJECT—Application December 18, 1961—Detrex Coin-operated Drycleaning Machine Model C.O. 6-1, approval of.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for hearing.

90-62-SA

APPLICANT—Haus and Bresin for Vamco Corporation, owner.

SUBJECT—Application January 24, 1962—Vamco Dry Cleanomat Model DCSS-62, approval of.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to March 13, 1962, at 2 P.M. for hearing.

Adjourned 4:50 P.M.

James P. Mulroy, *Secretary*.

BOARD OF STANDARDS AND APPEALS
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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps **NOT ACCEPTABLE**.

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BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

UNIVERSITY OF ILLINOIS

APR 4 1962

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No. 12

DIRECTORY

BOARD OF STANDARDS AND APPEALS

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OFFICE—80 Lafayette Street, 9th Floor, Manhattan, New York 13, N. Y.

TELEPHONE—WOrth 4-5656, Extensions 500 through 516.

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NOTICE OF MOTION AND PETITION SERVED ON THE BOARD OF STANDARDS AND APPEALS.

On March 9, 1962, Notice of Motion and Petition was served on the Board by Norman Bobowick, attorney for petitioners, Charles Sarnelli, owner, and Sarnelli Salvage Scrap, Inc., lessee, seeking a review of the Board's denial of their appeal from a decision of the Fire Commissioner in regard to the maintenance of open fire; Calendar Number 125-62-A; Premises 2000 Shore Parkway, southwest corner of Bay 46th Street, Block 6945, Lots 92, 95, 102 and 385, Borough of Brooklyn.

NOTICE TO APPELLANTS AND APPLICANTS

No appeal or application will be entertained in connection with which court proceedings are pending or in progress, unless exception is granted by the chairman, nor accepted which is not filed within thirty days from the date of the action of the Administrative Official.

Any communication purporting to be an appeal or application shall be regarded as a mere notice of intention to seek relief until it is filed on the form required by the rules of this board.

Upon receipt of any such communication the writer will be supplied with the official forms for presenting his appeal or application.

At the time of filing an appeal or application, the appellant or applicant shall forward a signed notice of appeal addressed to the Administrative Official either Borough Superintendent of Buildings or Fire Commissioner and file with this board a duplicate of said notice.

Appellants and applicants are advised that their plans must indicate the points of the compass so as to establish the true location and position of the property, the subject of the appeal or application.

Appeals and applications will be simplified and disposition of same expedited by conforming to these directions.

MAX H. FOLEY, Chairman.

268-61-A, 1408-61-A, 1409-61-A, 1458-61-A, 1548-61-A, 1562-61-A, 1724-61-A, 1761-61-A, 1795-61-A, 1796-61-A, 1797-61-A, 1819-61-A, 1852-61-A, 1853-61-A, 1854-61-A, 1855-61-A, 39-62-A, 542-59-A—Vol. II, 773-61-A, 1392-61-A, 264-60-A, 1061-61-A, 752-29-BZ—Vol. IV, 619-41-BZ—Vol. II, 519-54-BZ—Vol. II, 538-59-BZ, 645-59-BZ, 593-60-BZ—Vol. II, 937-60-BZ, 187-51-BZ, 70-55-BZ, 956-55-BZ, 557-56-BZ, 558-56-BZ, 227-57-BZ—Vol. II, 294-57-BZ and 816-59-BZ.

CALENDAR

DOCKET

New Cases filed up to March 13, 1962

Cal. No. Dept. Premises Affected

227-62-A—F.D.—167 East 67th Street, 1150 Third Avenue, Block 1402, Lots 33, 34 and 35, Borough of Manhattan, Violation Order No. 430169, re: sprinkler.

228-62-A—B.B.—497 to 513 Fulton Street, 407 to 419 Bridge Street, northeast corner, 234 to 248 Duffield Street, Block 2076, Lots 1, 2, 35 and 53, Borough of Brooklyn, Alt. 3124-57, re—shafts formed by floor openings of escalators, etc.

229-62-SM—Del Val Fire Proofing, spray or immersion, manufactured by Del Val Consumer Products, Material.

230-62-A—F.D.—4201 to 4211 Avenue D, 545 to 555 East 42nd Street, northeast corner, Block 4959, Lot 45, Borough of Brooklyn, F. D. Order No. 757-2, re—wet automatic sprinkler.

231-62-A—B.M.—9 East 71st Street, north side, 145 feet west of Madison Avenue, Block 1386, Lot 10, Borough of Manhattan, Alt. 2438-61, re—stairs.

232-62-A—F.D.—140 West 36th Street, south side, 231 feet, 6 inches west of Broadway, Block 811, Lot 55, Borough of Manhattan, F.D. Violation Order No. 578522, re—sprinkler.

233-62-SA—Gasoline dispensers for Service Stations, various models, manufactured by Gilbert & Barker Manufacturing Company, Appliance.

234-62-A—F.D.—117 to 119 Hudson Street, 50 to 52 North Moore Street, south west corner, Block 187, Lot 25, Borough of Manhattan, F.D. Order No. 777-2, re—wet automatic sprinkler.

235-62-A—B.B. and F.D.—452 Pennsylvania Avenue, 658 Dumont Avenue, southwest corner, Block 3805, Lot 26, Borough of Brooklyn, Alt. No. 3039-60, re—certificate of occupancy. F.D. Order No. 1866-1, re—wet automatic sprinkler.

236-62-SM—Hollow Metal Fire Doors, manufactured by Ceco Steel Products Corporation, Material.

237-62-SA—Frigidaire Rapid Drycleaner, manufactured by Frigidaire Sales Corporation, Appliance.

238-62-A—B.R.—354 to 360 Front Street, west side, 195 feet north of Water Street, Block 491, Lot 42, Borough of Richmond, re—revocation of certificate of occupancy.

239-62-A—B.Q. and F.D.—158-07 Riverside Drive northeast corner of 158th Street, Block 4551, Lot 1, Borough of Queens, re Alt. 2732-61, re—exit, F.D. Order Nos. 0915-2, 0916-2, re—wet automatic sprinkler, bars, hinges.

240-62-A—F.D.—688-690 East 133rd Street, south side, 200 feet east of Cypress Avenue, Block 2561, Lot 15, Borough of the Bronx, re F.D. Order No. 1812-1, re: sprinkler.

241-62-SM—Granco Roof Deck manufactured by Granco Steel Products Company, Material.

242-62-SM—Thomas Temporary Workman's Hoist System, manufactured by Safway Steel Scaffolds Supply Corporation, Material.

243-62-SM—Bally Coffee Vendor, Models 661-R and 663-R, manufactured by The Seeburg Corporation, Material.

244-62-SM—Portland Grey Cement ASTM C/150/56 Type 1, manufactured by the Belgian American Mercantile Corporation, Material.

Restored to Docket

542-59-A—Vol. II—F.D.—58-60 Greene Street, east side, 101 feet north of Broome Street, Block 485, Lots 1 and 2, Borough of Manhattan, Order No. 2942-9 and Violation Order #495144, re—shutters and sprinkler system.

187-51-BZ—B.B.—5905-5923 16th Avenue, northeast corner of 60th Street, Block 5510, Lot 1, Borough of Brooklyn, Alt. 3209-50, reopened for consideration as to extension of term of variance, re—storage garage—business use district.

70-55-BZ—B.M.—142-148 East 41st Street, south side, 100 feet west of 3rd Avenue and 145-147 East 40th Street, north side, 150 feet north of 3rd Avenue, Block 1295, Lots 29, 30, 41 and 44, Borough of Manhattan, Amendment to Alt. 2047-54, Amendment to Alt. 2047-59, reopened for consideration as to extension of time to complete and extension of term of variance, re—parking of cars and extension of garage use,—residence and business use, B area district.

816-59-BZ—B.Bx.—2346-2350 Bruckner Boulevard, south side, 190.86 feet west of Zerega Avenue, Block 3700, Lots 31, 32, 33 and 34, Borough of The Bronx, Alt. 1011-58, reopened for consideration as to amendment of resolution and extension of time to complete, re—parking lot—residence use district.

557-56-BZ—B.M.—435 East 117th Street, north side, 218 feet west of Paladino Avenue, Block 1711, Lot 16, Borough of Manhattan, Amendment to Alt. 825-56, reopened for consideration as to extension of term of variance, re—parking of motor vehicles—residence use district.

558-56-BZ—B.M.—450 East 117th Street, south side, 94 feet west of Paladino Avenue, Block 1710, Lot 130 (formerly 30½), Borough of Manhattan, Amendment to Alt. 826-56, reopened for consideration as to extension of term of variance, re—parking lot—residence use district.

294-57-BZ—B.Bx.—842 East 150th Street and 574 Union Avenue, southeast corner, Block 2674, Lot 6, Borough of The Bronx, Alt. 243-57, reopened for consideration as to extension of term of variance, re—motor vehicle repair shop for minor repairs with hand tools only—business use district.

956-55-BZ—B.B.—248-252 Pulaski Street, south side, 26 feet 3½ inches west of Throop Avenue, Block 1777, Lot 15, Borough of Brooklyn, Alt. 1597-55, reopened for consideration as to extension of term of variance, re—wholesale storage and shipping of matches, tobacco and candy product with loading and unloading—residence use district.

CALENDAR

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

RULES

Last Publication

Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier, Rules..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of.	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime)..	Aug. 3, 1937—Vol. 22, No. 31
Dry Cleaning Establishments, Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior).....	April 15, 1958.
Fire Drill Rules	Dec. 28, 1961—Vol. 46, No. 52
Fire Resistive, Flameproof Materials, etc., Rules for Testing of	Feb. 1, 1962—Vol. 47, No. 5
Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	June 30, 1960—Vol. 45, No. 26
Fireproof Wood, Testing of.....	Apr. 13, 1937—Vol. 22, No. 15
Gas Shut-Off Rules	Apr. 7, 1925—Vol. 10, No. 14
Hatchway Protection	June 5, 1928—Vol. 13, No. 23
Insulating Fibre Board Rules ..	Mar. 25, 1952—Vol. 37, No. 13A
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Feb. 11, 1947—Vol. 32, No. 6
Oil Burner Rules	June 25, 1959—Vol. 44, No. 25
Opening Protective Assemblies, Rules for Inspection of	May 27, 1954.
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules	Aug. 3, 1937—Vol. 22, No. 31
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply)	Nov. 13, 1956.
Procedure, Rules of	Oct. 8, 1959—Vol. 44, No. 40
Smoking in Factories, Rules for..	Feb. 22, 1962—Vol. 47, No. 8
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	Feb. 8, 1962—Vol. 47, No. 6
Sprinkler, Rules	June 29, 1937—Vol. 22, No. 26
Standpipe Fireline Rules	June 8, 1937—Vol. 22, No. 23
Structural Alterations, Reporting.	June 7, 1932—Vol. 17, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code)...	Sept. 3, 1946—Vol. 31, No. 36
Zoning Resolution, Rule to Supplement Section 19-A—July 11, 1958.	

Section I, List of Approved Gas Fired Heating Equipment, Gas Burner and Heater Accessories. Oil Fired Heating Equipment and Oil Burner and Heater Accessories, issued June 1, 1955, listing all approvals through May 24, 1955.

Section II, List of Approved Concrete and Clay Products, issued June 27, 1958, listing all approvals through July 2, 1957.

These pamphlets may be purchased at 80 Lafayette Street, Manhattan. Single Copies \$1.25; By Mail—\$1.50 (Cash only). Further Sections will be published, containing other approved materials and appliances.

MARCH 27, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, March 27, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matter:

808-59-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for G. Bambino and J. Ferrari, owners.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, at an existing diner, the extension of the patron parking area and the installation of a ground sign.

PREMISES AFFECTED—4001-4009 Baychester Avenue and 1959 Strang Avenue northwest corner, Block 4981, Lots 80 and 94, Borough of The Bronx.

Laid over from February 27, 1962, to March 27, 1962, for hearing at request of objectors; no appearance for applicant.

1441-61-BZ

APPLICANT—Philip P. Agusta for Dominic Curcio and Frost Collision Service Incorporated, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7b and 7c of the Zoning Resolution, to permit in a unrestricted and business use district, the erection of a one story extension to an existing motor vehicle repair shop with welding, body and fender repairs, spraying, office and the storage of more than five cars extending into the business portion of the premises.

PREMISES AFFECTED—336-348 Meeker Avenue, 370 Leonard Street, southeast corner, Block 2738, Lot 5, Borough of Brooklyn.

Laid over from February 27, 1962 to March 27, 1962, for hearing; applicant to send out twenty day notices to owners legally affected.

1536-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7e, 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a hotel with public restaurant, catering, meeting room and ballroom, the proposed building exceeds the permitted height within two miles of a designated airport and the building and pool encroaches on the required setback from a mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

Laid over from March 13, 1962 to March 27, 1962, for hearing.

1537-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—Filed pursuant to Section 35 Art. 3, of the General City Law re—build in bed of mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

1224-21-BZ—Vol. II

APPLICANT—Henrietta and Caroline Whitney, owners; Rabco Plastics, lessee.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use district, in an existing public garage previously granted by the Board, the extension of the use to include a factory.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

1749-61-A

APPLICANT—Henrietta and Caroline Whitney, owners.

SUBJECT—Application filed October 6, 1961—Appeal from

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a decision of the Borough Superintendent, re—tabular limits, exits, and location of gas pump, storage and parking of hearses.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

840-49-BZ—Vol. II

APPLICANT—Henry George Greene for Frederico Construction and Realty Company, Incorporated, owner.

SUBJECT—Application reopened January 16, 1962, as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a residence use, B area district, the erection of a three story extension to an existing building and occupy the first floor as a restaurant, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—315 East 53rd Street, north side, 176 feet 8 inches east of 2nd Avenue, Block 1346, Lot 8, Borough of Manhattan.

1508-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for City Wide Knitwear Processing Company, Incorporated, owner.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the erection of a one story extension to an existing factory for the dyeing and processing of furniture.

PREMISES AFFECTED—87-10 (88-02 displayed) Linden Boulevard, southwest corner of 88th Street, Block 11397, Lot 50, Ozone Park, Borough of Queens.

1556-61-BZ

APPLICANT—Andrew Di Camillo for Anna Crockett, owners; Tank Bottoms Incorporated, lessee.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7i and 21 of the Zoning Resolution, to permit in a residence and retail use district, in an existing two story building occupied as boiler room, nonstorage garage for not more than 20 cars, office and two family dwelling the extension of the uses to include motor vehicle repair shop.

PREMISES AFFECTED—416 Senator Street, south side, 100 feet east of 4th Avenue, Block 5855, Lot 13, Borough of Brooklyn.

1557-61-A

APPLICANT—Andrew Di Camillo for Anna Crockett, owner; Tank Bottoms Incorporated, lessee.

SUBJECT—Application September 22, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, additional use of motor repair shop.

PREMISES AFFECTED—416 Senator Street, south side, 100 feet east of 4th Avenue, Block 5855, Lot 13, Borough of Brooklyn.

1571-61-BZ

APPLICANT—Philip P. Agusta for Clarapat Holding Corporation, owner.

SUBJECT—Application September 27, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in an unrestricted and business use district, the erection of a one story building for the storage and fabrication of iron and steel products, welding, loading and unloading, office and the storage of two motor vehicles in conjunction with the adjoining building and use in the unrestricted use district.

PREMISES AFFECTED—92 Withers Street, south side, 51 feet west of Leonard Street, Block 2742, Lots 17, Borough of Brooklyn.

1626-61-BZ

APPLICANT—Max Siegel Associates for Mummy Realty Corporation, owner.

SUBJECT—Application October 30, 1961—decision of the

Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension of an accessory parking for a proposed supermarket with business entrances extending into the residence portion of the plot.

PREMISES AFFECTED—911 Gun Hill Road, 3510 Bronxwood Avenue, northeast corner, 900 East 211th Street, Block 4681, Lots 30, 38, 40 and 42, Borough of The Bronx.

1636-61-BZ

APPLICANT—Robert Gottlieb for James Petrillo, owner.

SUBJECT—Application November 1, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of pleasure type motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—691 East 139th Street, north side, 170 feet east of Cypress Avenue, Block 2568, Lot 36, Borough of The Bronx.

1639-61-BZ

APPLICANT—Abraham Grossman for Angela Musso and Ida Nicola, owners.

SUBJECT—Application November 1, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, in an existing three story and cellar building, the change in use of the first floor from store and storage to two stores with show windows for a temporary term of twenty years.

PREMISES AFFECTED—267 West 4th Street, 49 Ferry Street, northeast corner, Block 613, Lot 1, Borough of Manhattan.

1647-61-BZ

APPLICANT—Arnold Haber for Anthony Lavecchia, owner.

SUBJECT—Application November 2, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a local retail use district, the erection and maintenance of a gasoline service station and accessory uses for a temporary term of years.

PREMISES AFFECTED—3024-3036 Eastchester Road, east side, 266 feet south of Hammersly Avenue, Block 4766, Lot 47, Borough of The Bronx.

529-40-BZ—Vol. II

APPLICANT—Charles M. Spindler for Sun Oil Company and Elvira DeFalco, owners.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction and extension in area of an existing gasoline service station with accessory uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—1788-1804 Eastern Parkway and 2131-2139 Bergen Street northeast corner, Block 1449, Lots 43 and 47, Borough of Brooklyn.

Laid over from March 13, 1962 to March 27, 1962, for continued hearing.

568-56-BZ

APPLICANT—Milton S. Zeiberg for Helen Weiss, owner.

SUBJECT—Application reopened February 27, 1962 for consideration as to extension of term of variance, expired December 11, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a business and residence use district, the parking of motor vehicles.

PREMISES AFFECTED—927-941 East Tremont Avenue, north side, 50 feet west of Vyse Avenue, Block 3126, Lots 3, 4 and 8, Borough of The Bronx.

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790-41-BZ

APPLICANT—F. L. Thompson for Vincent Camistraro, owner.

SUBJECT—Application reopened February 27, 1962 for consideration as to extension of term of variance, expired September 20, 1960—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, the use of existing building for a motor vehicle repair shop.

PREMISES AFFECTED—112-16 to 112-18 101st Avenue, southwest corner of 113th Street, Block 9430, Lot 7, Richmond Hill, Borough of Queens.

595-41-BZ

APPLICANT—Bernal Realty Corp., owner.

SUBJECT—Application reopened February 27, 1962 for consideration as to extension of term of variance, expired November 27, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and business use district, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—308 Beach 44th Street, east side, 94 feet north of Rockaway Beach Boulevard, Block 367, Lot 1, Far Rockaway, Borough of Queens.

423-51-BZ

APPLICANT—Morton S. Cahn for Firm Realty, Inc., owner.

SUBJECT—Application reopened February 27, 1962 for consideration as to extension of term of variance, expired February 19, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—163-11 to 163-19 122nd Avenue and 120-52 to 120-60 164th Street, northwest corner, Block 12378, Lots 59 and 62, Jamaica, Borough of Queens.

35-59-BZ—Vol. II

APPLICANT—Max Siegel Associates for 30 West 58th Street Corporation and 23 West 57th Street Corporation, owners.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expires October 18, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a restricted retail use district the extension of existing parking lot for more than five motor vehicles into vacant area.

PREMISES AFFECTED—30-34 West 58th Street, south side, 400 feet west of Fifth Avenue and 23-25 West 57th Street, Block 1273, Lots 19, 20, 54, 55 and 56, Borough of Manhattan.

Laid over from February 27, 1962 to March 27, 1962 for inspection and decision; applicant to comply with requirements of previous resolution of the Board.

The following cases were laid over from previous public hearings for reasons in the MINUTES of such hearings.

883-48-BZ—Vol II

APPLICANT—Benjamin F. Nolan for Engledrum Service Station, Incorporated, owner.

SUBJECT—Application reopened October 24, 1961, as Volume II—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension in area and the erection of an extension to an existing gasoline service station with accessory uses of lubritorium, auto laundry, parking and storage of more than five motor vehicles, motor vehicle repairs and a two car garage.

PREMISES AFFECTED—3590 East Tremont Avenue, southwest corner of Lafayette Avenue, Block 5543, Lots 6 and 16, Borough of The Bronx.

Hearing closed—Laid over from January 23, 1962, without date, for inspection and for decision, if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision.

25-57-BZ—Vol. III

APPLICANT—Hodges Reavis McGrath and Downey for Davmac Corporation, owner.

SUBJECT—Application reopened October 3, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, E-1 area district, the erection of a one story extension to a building for the manufacturing storage and sale of tires, office and the parking of more than five motor vehicles and the extension of the uses to include wheel alignment, brake adjustment and repairs, the proposed structure exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—221-18 Merrick Boulevard, southeast corner of 221st Street, Block 13100, Lot 26, Laurelton, Borough of Queens.

Hearing closed—Laid over from January 23, 1962 without date, for inspection and for decision, if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision.

179-61-BZ—Vol. II

APPLICANT—Benjamin F. Nolan for Samuel and Ceilia B. Waterman, owners.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district the erection and maintenance of a gasoline service station, lubritorium, sales and office, minor auto repairs and the parking and storage of motor vehicles.

PREMISES AFFECTED—1070 White Plains Road, southwest corner of Watson Avenue, Block 3733, Lots 26, 28 and 29, Borough of The Bronx.

Hearing closed—Laid over from January 23, 1962 without date, for inspection and for decision, if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision.

1413-61-BZ

APPLICANT—Charles M. Spindler for 30-30 21st Street Corporation, owner.

SUBJECT—Application September 7, 1961—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district on a plot presently occupied as a lumber yard, the erection and maintenance of a gasoline service station, lubritorium, auto washing (non-automatic) office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—30-36 to 30-46 (30-40 official) 21st Street, 14-50 to 14-58 30th Road, southwest corner, Block 535, lot 46, Long Island City, Borough of Queens.

Hearing closed—Laid over from January 23, 1961 without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit statement; then set for March 27, 1962 for decision.

1429-61-BZ

APPLICANT—Robert Gottlieb for Frank Feller, owner.

SUBJECT—Application September 14, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for not more than four (4) cars for a temporary term of five years.

PREMISES AFFECTED—48 West 167th Street, south side, 49.36 feet west of Anderson Avenue, Block 2509, Lot 55, Borough of The Bronx.

Hearing closed—Laid over from January 23, 1961 without

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date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision.

1437-61-BZ

APPLICANT—John J. Tricarico for Pitta Funeral Home, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, the extension of the accessory parking of a funeral establishment into the residence portion of the premises.

PREMISES AFFECTED—292-302 McDonald Avenue, west side, 90 feet south of Caton Avenue, and 21 Dahill Road, Block 5323, Lots 17 and 80, Borough of Brooklyn.

Hearing closed—Laid over from January 23, 1961 without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision.

1520-61-BZ

APPLICANT—Joseph A. Trapani for Matthew Cesareo, owner.

SUBJECT—Application September 27, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, DD and E-1 area district, the extension into the residence district, extension of the existing retail store use by the erection of a one story structure for use as an accessory garage and warehouse, the proposed building encroaches on the required rear yard.

PREMISES AFFECTED—35-01 Bell Boulevard, and 213-30 to 213-36 35th Avenue, southeast corner, 35th Avenue, Block 6173, Lot 1, Bayside, Borough of Queens.

Hearing closed—Laid over from March 13, 1962, to March 27, 1962, for inspection and decision; applicant to submit revised plans.

1532-61-BZ

APPLICANT—Mario A. Tucciarone for A. J. Panzarella Realty Incorporated, owner.

SUBJECT—Application October 5, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a residence district, the maintenance of an accessory parking lot for use in conjunction with the adjoining retail stores.

PREMISES AFFECTED—156-01 to 156-17 92nd Street, 92-02 to 92-08 (92-04 official) 156th Avenue, southeast corner, Block 13957, Lot 75, Howard Beach, Borough of Queens.

Hearing closed—Laid over from March 13, 1962, to March 27, 1962, for inspection and decision; applicant to amend his application to include Lot #1.

1586-61-BZ

APPLICANT—Crinnion and Crinnion for Rose Golden and Mollie Dorfman, owners.

SUBJECT—Application October 10, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of a sales lot for motor vehicles of the pleasure type previously granted by the Board to a miniature golf course.

PREMISES AFFECTED—1965 Bruckner Expressway, north side, 164.52 feet west of Pugsley Avenue, Block 3787, Lots 43, 44, 45 and 46, Borough of The Bronx.

Hearing closed—Laid over from March 13, 1962, to March 27, 1962, for inspection and decision.

1593-61-BZ

APPLICANT—Paul Friedman for Armil Realty Corporation and Caroline D. Callahan, owners; Ricke Knitting Mills, lessee.

SUBJECT—Application October 20, 1961—decision of the Borough Superintendent, under Sections 7c, 7A and 21

of the Zoning Resolution, to permit in a retail and residence use, "D" area district, the erection of a one story and cellar extension to an existing one story factory with business exits and entrances within 75 feet of a residence use district and accessory parking extending into the residence portion of the plot, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—60-41 Flushing Avenue, northeast corner of 58th Drive, Block 2698, Lot 58 (58, 42 and part of 41 official) Tentative, Maspeth, Borough of Queens.

Laid over from March 13, 1962, to March 27, 1962, for inspection and decision.

1878-61-BZ

APPLICANT—Lama, Proskauer and Prober for Morris R. Weinberg and Philip H. Weinberg, owners.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district for a temporary term of twenty-five years, the erection of a one story building for use as a factory, storage, office, warehousing, manufacturing, display and sales of drugs and pharmaceuticals, assorted products, sundries and vitamin products with patron and employee parking and loading and unloading in the open area with a business sign, the proposed building exceeds the permitted area coverage encroaches on the required rear yard and setback from a mapped street.

PREMISES AFFECTED—227-15 North Conduit Boulevard, north side, 731.04 feet west of 230th Place, Block 13193, Lot 170, Laurelton, Borough of Queens.

Hearing closed—Laid over from March 6, 1962, to March 13, 1962, for inspection and for continued hearing, at request of the applicant; then to March 27, 1962, for inspection and decision; applicant to submit revised drawings.

1228-40-BZ-Vol. III

APPLICANT—Larry Meltzer for Avenue P and East 19th Street Incorporated, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use, E area district, at an existing two story building occupied as stores, sales and showrooms and manufacturing of ladies coats, the erection of a one story extension into the residence portion for an additional store, the proposed extension exceeds the permitted area coverage, encroaches on the required setbacks and has a business sign.

PREMISES AFFECTED—1610-1620 East 19th Street and 1816-1824 Avenue P, south west corner, Block 6781, Lot 7, Borough of Brooklyn.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision; then to March 27, 1962, for hearing and decision.

1533-61-BZ

APPLICANT—Mario A. Tucciarone for Joseph Fiore and Harry C. Bernard, owners.

SUBJECT—Application October 5, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a stated term of years, the erection of a one story building for use as a factory and warehouse with loading and unloading and accessory parking in the open area.

PREMISES AFFECTED—98-23 Linden Boulevard, north side, 124-41 feet west of 101st Street, Block 11501, Lot 257 (tentative), Ozone Park, Borough of Queens.

Hearing closed—Laid over from February 27, 1962 to March 13, 1962, for inspection and decision; then to March 27, 1962, for inspection and decision; applicant to revise drawing.

MAX H. FOLEY, *Chairman.*

CALENDAR

MARCH 27, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, March 27, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

109-61-A

APPLICANT—Joshua Brown for Ruth Dalessio, owner.
SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system, swimming pool.
PREMISES AFFECTED—151 Jumel Street, north side, 101.01 feet west of Miles Avenue, Block 4606, Lot 42, Great Kills, Borough of Richmond.

110-61-A

APPLICANT—Joshua Brown for Edward Zwolski, owner.
SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system swimming pool.
PREMISES AFFECTED—308 Clawson Street, southeast corner of Jacques Avenue, Block 3649, Lot 33, New Dorp, Borough of Richmond.

111-61-A

APPLICANT—Joshua Brown for John E. Schilling, owner.
SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system, swimming pool.
PREMISES AFFECTED—732 Liberty Avenue, south side, 126.74 feet west of Oceanside Avenue, Block 3486, Lot 39, Midland Beach, Borough of Richmond.

112-61-A

APPLICANT—Joshua Brown for Louis Wintermeyer, owner.
SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system swimming pool.
PREMISES AFFECTED—151 Driggs Street, west side, 160.0 feet north of William Avenue, Block 5278, Lot 44, Great Kills, Borough of Richmond.

113-61-A

APPLICANT—Joshua Brown for Carl Dahl, owner.
SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system, swimming pool.
PREMISES AFFECTED—283 Willard Avenue, east side, 120.0 feet south of Waters Avenue, Block 437, Lot 15, Westerley, Borough of Richmond.

114-61-A

APPLICANT—Joshua Brown for Robert and Margaret Volkwitz, owners.
SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system, swimming pool.
PREMISES AFFECTED—51 Sea Gate Road, east side, 132.99 feet north of Wadsworth Avenue, Block 3066, Lot 250, Rosebank, Borough of Richmond.

115-61-A

APPLICANT—Joshua Brown for Robert L. Gans, owner.
SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system for swimming pool.
PREMISES AFFECTED—224 Benedict Road, west side, 278.74 feet south of St. James Place, Block 872, Lot 90, Grymes Hill, Borough of Richmond.

377-61-A

APPLICANT—Benjamin Schaffer, President for Chamber's Realty Company, Incorporated, owner.
SUBJECT—Application March 29, 1961—Appeal from an

order of the Fire Commissioner re—Sprinkler System.
PREMISES AFFECTED—1 and 2 Hudson Street, northeast corner of Chambers Street, Block 140, Lot 1, Borough of Manhattan.

246-61-A

APPLICANT—Joseph A. Russo d/b/a Mildred Nursing Home, owner.
SUBJECT—Application March 2, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—1501 80th Street, 7921 15th Avenue, northeast corner, Block 6270, Lot 1, Borough of Brooklyn.

965-57-A—Vol. II

APPLICANT—Hetkin Barshay and Hetkin for Golf House Incorporated.
SUBJECT—Application reopened December 12, 1961—Appeal from a decision of the Borough Superintendent, re—Proposed change in use—Club occupancy.
PREMISES AFFECTED—40 East 38th Street, south side, 80 feet west of Park Avenue, Block 867, Lot 43, Borough of Manhattan.

458-61-A

APPLICANT—Abraham Grossman for The Brook Incorporated, owner.
SUBJECT—Application April 14, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation Section 67 of subd. of the Multiple Dwelling Law re—enclose public hall stairs, etc.
PREMISES AFFECTED—111-113 East 54th Street, north side, 90 feet east of Park Avenue, Block 1309, Lot 5, Borough of Manhattan.

533-61-A

APPLICANT—Saul Goldsmith for Welbilt Corporation, owner.
SUBJECT—Application April 25, 1961—Appeal from a decision of the Borough Superintendent re—Spray booth not of approved type.
PREMISES AFFECTED—56-24 Flushing Avenue, south side, 38.19 feet east of 56th Street, Block 2649, Lot 69, Maspeth, Borough of Queens.

558-61-A

APPLICANT—Paul D. Gilbert for David Satlow, owner.
SUBJECT—Application April 27, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for a variation of Section 34 subd. 1(a) and Section 27 subd. 6 of the Multiple Dwelling Law re—ceiling height, yard level.
PREMISES AFFECTED—575-605 (601 displayed) East 19th Street, east side, 54 feet 8½ inches north of Newkirk Avenue, Block 5219, Lot 40, Borough of Brooklyn.

872-61-A

APPLICANT—Charles M. Spindler for Samuel Gottlieb, owner.
SUBJECT—Application June 12, 1961—Appeal from a decision of the Borough Superintendent re—wood frame structures, enlargement, chimney.
PREMISES AFFECTED—92-110 Beach 64th Street, east side, 580 feet south of Larkin Avenue, Block 15935, Lots 1 and 16, Arverne, Borough of Queens.

1519-61-A

APPLICANT—Abraham Grossman for Romiru Realty Corporation, owner.
SUBJECT—Application September 27, 1961—filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 216, subdivision 3 of the Multiple Law and Section 34, subdivision 6 of the Multiple Dwelling Law re—creation of cellar apartments.
PREMISES AFFECTED—102 Greenwich Avenue, east side, 126 feet 6 inches north of West 12th Street, Block 617, Lot 32, Borough of Manhattan.

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1599-61-A

APPLICANT—Abraham Grossman, for Gussie Weingarten and Sol Berkowitz, owners.

SUBJECT—Application October 23, 1961—filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 34, subdivision 6 of the Multiple Dwelling Law re—height of cellar apartment ceiling.

PREMISES AFFECTED—327 West 22nd Street, north side, 345 feet west of 8th Avenue, Block 746, Lot 22, Borough of Manhattan.

MAX H. FOLEY, *Chairman.*

APRIL 6, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing to be held by the Board of Standards and Appeals, Friday, April 6, 1962 at 10:00 A.M. in Room 909 at 80 Lafayette Street, 9th floor, New York 13, N. Y., on a proposed amendment to the Rules Covering Coin-Operated Dry Cleaning Establishments adopted under Calendar Number 156-62-SR.

APPLICANT—National Automatic Laundry and Cleaning Council.

SUBJECT—Proposed amendment to the Rules of the Board adopted under Calendar Number 156-62-SR; amendment to the existing rule 7.9.

New matter in italics.

Old matter to be omitted in brackets.

Rule 7.9

All coin-operated dry cleaning units shall have [the] a *maximum* dry load capacity [of the unit] as rated by the Board based on the factor of 2.8 times the cubic feet capacity of the basket. *Any such unit may have an approved operating dry load capacity of 7.5 pounds which shall be displayed on the face of [the] each unit.*

MAX H. FOLEY, *Chairman.*

APRIL 10, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, April 10, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N.Y. on the following matters:

1567-61-BZ

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing 3 story building from public garage to the manufacture of flashlights and batteries, office, storage and loading and unloading with a business sign for a temporary term of twenty (20) years.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

Laid over from March 6, 1962, to March 13, 1962, for hearing at the request of an objector; then to April 10, 1962, for applicant to consider revising his application since the Board finds it has no jurisdiction under the old Zoning Resolution.

1568-61-A

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—Appeal from a decision of the Borough Superintendent re—egress, steel stairs, etc.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

1136-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e) and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—168-05 to 168-15 144th Drive, northeast corner of 168th Street, Block 13274, Lot 184, Rosedale, Borough of Queens.

1767-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—168-05 to 168-15 144th Drive, northeast corner of 168th Street, Block 13274, Lot 184, Rosedale, Borough of Queens.

1137-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e) and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-20 to 144-40 175th Street, west side, 100 feet north of 144th Drive, Block 13274, Lot 237, Rosedale, Borough of Queens.

1768-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—144-30 to 144-40 175th Street, west side, 100 feet north of 144th Drive, Block 13274, Lot 237, Rosedale, Borough of Queens.

1138-61-BZ

APPLICANT—Burke and Groh for Queens F and J Realty Incorporated, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e) and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-60 to 144-70 176th Street, southwest corner, 144th Drive, Block 13287, Lot 21, Rosedale, Borough of Queens.

1769-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for Variation of Section 26, subdivision 5b and 6 of the

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Multiple Dwelling Law re—minimum dimensions of Yard or courts.

PREMISES AFFECTED—144-60 to 144-70 176th Street, southwest corner, 144th Drive, Block 13287, Lot 21, Rosedale, Borough of Queens.

1139-61-BZ

APPLICANT—Burke and Groh for Queens F and J Realty Incorporated, owner.

SUBJECT—Application July 14, 1962—decision of the Borough Superintendent, under Sections 19B (e) and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-61, 144-71 and 144-01 176th Street, southeast corner of mapped 144th Drive, Block 13288, Lot 33, Rosedale, Borough of Queens.

1770-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yards and courts.

PREMISES AFFECTED—144-61 to 144-81 176th Street, southeast corner of mapped 144th Drive, Block 13288, Lot 33, Rosedale, Borough of Queens.

1662-61-BZ

APPLICANT—Lama, Proskauer and Prober for Clara G. Rabinowitz, B. R. Sheffer, Alan Rabinowitz and Susan R. Malloy, owners; U.S. Electric Manufacturing Corporation, lessee.

SUBJECT—Application November 3, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, in an existing six story cellar building the extension of the present factory for the manufacture of flashlights and batteries to the cellar and first floor.

PREMISES AFFECTED—222-228 West 14th Street, south side, 350 feet west of 7th Avenue, Block 618, Lot 18, Borough of Manhattan.

1678-61-BZ

APPLICANT—Samuel Rosenblum for Sailors Snug Harbor, owner of land; Repar Realty Corporation, long term lessee.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a local retail and residence use district, the use of the surplus parking spaces on an existing multiple dwelling accessory garage for transient parking.

PREMISES AFFECTED—771-785 Broadway, west side, from East 9th Street to East 10th Street, 63-67 East 9th Street, 60-62 East 10th Street, Block 561, Lots 25, 26, 28, 29, 30, 31, 32, 33, 35 and 36, Borough of Manhattan.

1679-61-A

APPLICANT—Samuel Rosenblum for Sailors Snug Harbor, owner of land; Repar Realty Corporation, long term lessee.

SUBJECT—Application November 10, 1961—Filed pursuant to Section 60, subdivision I, b. of the Multiple Dwelling Law re—transient parking.

PREMISES AFFECTED—771-785 Broadway, west side, from East 9th Street to East 10th Street, 63-67 East 9th Street, 60-62 East 10th Street, Block 561, Lots 25, 26, 28, 29, 30, 31, 32, 33, 35 and 36, Borough of Manhattan.

1712-61-BZ

APPLICANT—Larry Meltzer for Minnie Rivner and Anna

Peskin, owners; Ideal Department Store, Incorporated, lessee.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Sections 7a, 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, D area district, the erection of a one story and mezzanine extension to an existing two story and cellar building into the residence portion of the premises to enlarge the existing retail store, the proposed building will exceed the permitted area coverage.

PREMISES AFFECTED—1814-1816 Flatbush Avenue, west side, 117 feet north of East 37th Street, 1045-1047 East 36th Street, Block 7618, Lots 8 and 9, Borough of Brooklyn.

1713-61-A

APPLICANT—Larry Meltzer for Minnie Rivner and Anna Peskin, owners; Ideal Department Store, Incorporated, lessee.

SUBJECT—Application November 16, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 construction area.

PREMISES AFFECTED—1814-1816 Flatbush Avenue, westside, 117 feet north of East 37th Street, 1045-1047 East 36th Street, Block 7618, Lots 8 and 9, Borough of Brooklyn.

1715-61-BZ

APPLICANT—John J. Lynch and James J. Lyons for Frederick Harmeyer, owner; Len-Har Liquor Corporation, lessee under contract.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of an existing one story five car garage to retail stores for a temporary term of years.

PREMISES AFFECTED—129-02 New York Boulevard, southwest corner of 129th Avenue, Block 12276, Lot 59, Jamaica, Borough of Queens.

1570-61-BZ

APPLICANT—Victor G. Madonia for Joseph Vitulli, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use G-1 area district, the erection of a two family dwelling.

PREMISES AFFECTED—45-77 156th Street, east side, 100 feet north of 46th Avenue, Block 5435, Lot 6, Flushing, Borough of Queens.

Laid over from March 13, 1962, to April 10, 1962, at request of the applicant to further consider proper zoning basis for application; hearing to be continued.

187-51-BZ

APPLICANT—George H. Mack for Delwell Realty Corp., owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of term of variance, expired July 24, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7f of the Zoning Resolution, permitting in a business use district a storage garage.

PREMISES AFFECTED—5905-5923 16th Avenue, northeast corner of 60th Street, Block 5510, Lot 1, Borough of Brooklyn.

70-55-BZ

APPLICANT—Harry Silverman for Eastern Cold Storage Insulation Company, Inc., owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of time to complete, expired January 13, 1962 and extension of term of variance, expired January 31, 1962—decision of the Borough Superintendent, previously granted on condition under Sections 7c and 21 of the Zoning Resolution, permitting in a retail and restricted retail use districts, the change in use of cellar

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of 142 East 41st Street, Lot 44, from storage to storage garage and also provide openings in wall of building to east on Lot 41 and also to use the roof of building at 144-148 East 41st Street, Lot 41 for parking of cars; and permitting the extension of garage use into proposed newly excavated cellar and newly constructed fireproof roof at 145-147 East 40th Street, Lots 29 and 30, building to be reduced to 1 story and permitting the extension in rear of building using more than the area permitted.

PREMISES AFFECTED—142-148 East 41st Street, south side, 100 feet west of 3rd Avenue and 145-147 East 40th Street, north side, 150 feet west of 3rd Avenue, Block 1295, Lots 29, 30, 41 and 44, Borough of Manhattan.

816-59-BZ

APPLICANT—Henry Nordheim for Joma Manufacturing Company, Inc., owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to amendment of resolution and extension of time to complete, expired May 17, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for the parking of motor vehicles of the employees of the Joma Manufacturing Company on the adjacent plot, no fees to be charged.

PREMISES AFFECTED—2346-2350 Bruckner Boulevard, south side, 190.86 feet west of Zerega Avenue, Block 3700, Lots 31, 32, 33 and 34, Borough of The Bronx.

557-56-BZ

APPLICANT—De Rose and Cavalieri for Angelina Coscia, owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of term of variance, expired February 13, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, parking lot for more than 5 motor vehicles.

PREMISES AFFECTED—435 East 117th Street, north side, 218 feet west of Paladino Avenue, Block 1711, Lot 16, Borough of Manhattan.

558-56-BZ

APPLICANT—De Rose and Cavalieri for Angelina Coscia, owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of term of variance, expired February 13, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, parking and storage for more than 5 motor vehicles.

PREMISES AFFECTED—450 East 117th Street, south side, 94 feet west of Paladino Avenue, Block 1710, Lot 130 (formerly 30½) Borough of Manhattan.

294-57-BZ

APPLICANT—Frank Negron, owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of term of variance, expired February 2, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, a motor vehicle repair shop for minor repairs with hand tools only.

PREMISES AFFECTED—842 East 150th Street and 574 Union Avenue, southeast corner, Block 2674, Lot 6, Borough of The Bronx.

956-55-BZ

APPLICANT—Jacob W. Sherman for The House of Gold Inc., owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of term of variance, expired January 22, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the

Zoning Resolution, permitting in a residence use district the wholesale storage and shipping of matches, tobacco and candy products, with loading and unloading space.

PREMISES AFFECTED—248-252 Pulaski Street, south side, 266 feet 3½ inches west of Throop Avenue, Block 1777, Lot 15, Borough of Brooklyn.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

215-61-BZ

APPLICANT—Lama, Proskauer and Prober for Gizella Brandwein, owner.

SUBJECT—Application February 24, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, B area district, the erection of a one story building, the entire plot which is in excess of that permitted in a B area district for occupancy as bowling alley, bar, restaurant, kitchen, snack bar, locker rooms, meeting rooms, storage room and accessory rooms, with business signs, for a term of twenty-five (25) years.

PREMISES AFFECTED—1740-1752 (1750 official) Sedgwick Avenue, east side, 221.16 feet north of West 176th Street, Block 2880, Lot 158, Borough of The Bronx.

Hearing closed—Laid over from June 6, 1961, to June 20, 1961, for inspection and decision; then to July 5, 1961, for re-inspection and decision; then to December 12, 1961, for decision to await possible development in the area and the possibility of a conforming use; then to February 6, 1962 for decision to await further development; then to April 10, 1962, for decision; pending further development of the neighborhood.

384-28-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for B. J. Denihan Incorporated, owner.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the change in use of a one story five car garage previously granted by the Board to a storage building for use in conjunction with the existing dry cleaning establishment.

PREMISES AFFECTED—27-37 27th Street, east side, 186.87 feet north of 30th Avenue, Block 575, Lot 28, Long Island City, Borough of Queens.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision.

719-55-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Rose Orzo, owner.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district on a plot previously occupied as a parking lot, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, car washing, storage room, office and sales and the parking and storage of motor vehicles with a ground sign for a temporary term of twenty years.

PREMISES AFFECTED—1198-1224 Prospect Avenue, east side, 150 feet north of East 167th Street, and 1151-1163 Stebbins Avenue, Block 2693, Lots 9 and 12, Borough of The Bronx.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision.

1457-61-BZ

APPLICANT—Lama, Proskauer and Prober for Louis L. Rosenberg, owner.

SUBJECT—Application September 14, 1961—decision of

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the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with a frame shed and business entrances for a temporary term of ten (10) years.

PREMISES AFFECTED—185-189 33rd Street, north side, 200 feet east of 4th Avenue, Block 681, Lot 68, Borough of Brooklyn.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision.

1463-61-BZ

APPLICANT—Albert Melniker for John Harmon, owner.
SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a residence use district the maintenance of an accessory parking lot to an existing funeral home on the adjoining lot located partly in a retail use district.

PREMISES AFFECTED—500 Davis Avenue, west side, 158.25 feet north of Forest Avenue, 149 Regan Avenue, Block 156, Lot 30, West New Brighton, Borough of Richmond.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision.

1481-61-BZ

APPLICANT—Albert Melniker for Jaybar Construction Company, Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten (10) years.

PREMISES AFFECTED—414 West 206th Street, south side, 100 feet west of 9th Avenue, Block 2202, Lot 17, Borough of Manhattan.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision.

1490-61-BZ

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 19 A (j) of the Zoning Resolution, to permit in a residence use C area district, for a stated term of twenty (20) years the change in occupancy of an existing two story building from a public storage garage to the warehousing of candy, storage, loading and unloading, office and storage garage with a business sign, the warehouse will not have the required loading berth.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision.

1491-61-A

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—Appeal from a decision of the Borough Superintendent re—class 3 construction, change in use, egress, etc.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

1492-61-BZ

APPLICANT—Andrew Di Camillo for Joseph Cosoia, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a stated term of ten (10) years.

PREMISES AFFECTED—365-367 91st Street, north side, 154 feet 8½ inches west of 4th Avenue, Block 6081, Lots 77 and 78, Borough of Brooklyn.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision.

1598-61-BZ

APPLICANT—Paul Friedman for The 401 East 65th Street Company, owner.

SUBJECT—Application October 23, 1961—decision of the Borough Superintendent, under Section 19B (e) of the Zoning Resolution, to permit in a retail and residence use, B area district in a proposed 16 story multiple dwelling the elimination of the required 30 car accessory garage.

PREMISES AFFECTED—401 East 65th Street, 1212 First Avenue, Northeast corner, Block 1460, Lots 1, 2, 3, and 4, Borough of Manhattan.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision.

1350-61-BZ

APPLICANT—Michael Alfano for Louis Musano, owner.

SUBJECT—Application August 17, 1961—decision of the Borough Superintendent, under Sections 7e, 7f and 7i of the Zoning Resolution, to permit in a retail use district, the construction and maintenance of a gasoline service station, lubritorium, car wash and minor hand repairs.

PREMISES AFFECTED—3920 East Tremont Avenue, northwest corner of Cross Bronx Expressway, Block 5576, Lot 15, Borough of The Bronx.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; applicant to obtain new affidavit of ownership and amend application; then set for April 10, 1962 for decision.

857-47-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Miled Properties, Incorporated; Socony Mobil Oil Company, lessee.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the reconstruction and extension in area of an existing gasoline service station to provide lubrication, minor auto repairs, car washing, store, utility room, parking and storage of more than five motor vehicles on the open area with a business sign and ground sign.

PREMISES AFFECTED—2173 Grand Concourse, west side, 180.73 feet north of East 181st Street, Block 3162, Lots 40, 41 and 43, Borough of The Bronx.

Hearing Closed—Laid over from March 13, 1962 to April 10, 1962, for applicant to submit revised application since the Board finds it cannot act under the old Zoning Resolution.

1555-61-A

APPLICANT—Lama Proskauer and Prober for Miled Properties, Incorporated, owner; Mobil Oil Company, lessee.

SUBJECT—Application filed July 25, 1961—appeal from a

CALENDAR

decision of the Borough Superintendent, re—Gasoline Tanks.

PREMISES AFFECTED—2173 Grand Concourse, west side, 180.73 feet north of East 181st Street, Block 3162, Lots 40, 41 and 43, Borough of The Bronx.

MAX H. FOLEY, *Chairman*.

APRIL 10, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon April 10, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

548-60-A—Vol. II

APPLICANT—Charles A. Buckley for Level Realty Corporation, owner; Alexander's Department Stores, Incorporated, lessee.

SUBJECT—Application reopened September 26, 1961 as Volume II—Appeal from a decision of the Borough Superintendent, re—Enclosure of escalators.

PREMISES AFFECTED—2501 to 2525 Grand Concourse and 2524 to 2528 Creston Avenue, northwest corner, Block 3167, Lots 1, 22, 26 and 72, Borough of The Bronx.

251-61-A

APPLICANT—Joseph Kiell for 10 Warren Street Realty Corporation, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—10 Warren Street, north side, 165 feet $\frac{1}{4}$ inch west of Broadway, Block 135, Lot 4, Borough of Manhattan.

255-61-A

APPLICANT—Robert Teichman for E. C. Fuller Company, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—28 Reade Street, north side, 75 feet 3 inches east of Manhattan Alley, Block 154, Lot 29, Borough of Manhattan.

1074-61-A

APPLICANT—Henry Nordheim for Alnace Corporation, owner.

SUBJECT—Application July 6, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 216 2e of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—31-41 Park Terrace West, northwest corner of West 214th Street, Block 2243, Lot 90, Borough of Manhattan.

1726-61-A

APPLICANT—Gabriel Nathan for Pom-Lin Realty Corporation, owner.

SUBJECT—Application November 21, 1961—Appeal from a decision of the Borough Superintendent, re—frame building, change in use.

PREMISES AFFECTED—56-01 to 56-11 Rockaway Beach Boulevard, 187-199 Beach 56th Street, southwest corner, Block 15923, Lots 36, 39 and 41, Arverne, Borough of Queens.

MAX H. FOLEY, *Chairman*.

MINUTES

REGULAR MEETING

TUESDAY MORNING, MARCH 13, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon February 27, 1962, were approved as printed in the Bulletin of March 8, 1962, Vol. 47, No. 10.

1-62-AP

APPLICANT—Anna Starkman.

SUBJECT—Application under Section 11-322(c) of the Zoning Resolution to permit extension of time in which to complete construction to June 15, 1962.

PREMISES AFFECTED: 77-09 45th Avenue, Block 1523, Lot 49, Elmhurst, Borough of Queens.

APPEARANCES: None.

ACTION OF BOARD—Application granted.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein.....	3
Negative:	0
Not Voting: Vice Chairman Kleinert and Commissioner Fox	2

2-62-AP

APPLICANT: Hyman R. Shapiro.

SUBJECT—Application under Section 11-322(c) of the Zoning Resolution to permit extension of time in which to complete construction to June 15, 1962.

PREMISES AFFECTED: 218 East 19th Street, Block 899, Lot 47, Borough of Manhattan.

APPEARANCES: None.

ACTION OF BOARD—Application granted.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein	3
Negative:	0
Not Voting: Vice Chairman Kleinert and Commissioner Fox	2

3-62-AP

APPLICANT—David E. Krantz.

SUBJECT—Application under Section 11-322(c) of the Zoning Resolution to permit extension of time in which to complete construction to June 15, 1962.

PREMISES AFFECTED—314 West 103rd Street, Block 1890, Lot 33, Borough of Manhattan.

APPEARANCES—None

ACTION OF BOARD—Application granted.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein.....	3
Negative:	0
Not Voting: Vice Chairman Kleinert and Commissioner Fox	2

4-62-AP

APPLICANT—New York Telephone Company.

SUBJECT—Application under Section 11-322(c) of the Zoning Resolution to permit extension of time in which to complete construction to June 15, 1962.

PREMISES AFFECTED—3050 Cruger Avenue, Block 4569, Lot 25, Borough of Bronx.

APPEARANCES—None.

ACTION OF BOARD—Application granted.

MINUTES

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3
 Negative: 0
 Not Voting: Vice Chairman Kleinert and Commissioner Fox 2

628-29-BZ—Vol. III

APPLICANT—John A. Dwyer for Harry J. Pieper, owner.
 SUBJECT—Application reopened November 28, 1961 as Volume III—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business and residence use district the change in occupancy of an existing one story building from the storage of plumbing and heating supplies and plumbing shop, to a knitting mill with accessory storage for a temporary term of ten years.

PREMISES AFFECTED—71-36 to 71-38 (71-34 displayed) 73rd Street, west side, 90.08 feet north of Cooper Avenue, Block 3690, Lot 22, Glendale, Borough of Queens.

APPEARANCES—

For Applicant: John A. Dwyer.

For Opposition: None.

ACTION OF BOARD—Laid over to March 20, 1962, at 10 A.M. for inspection and decision; applicant to submit revised plans; hearing closed.

529-40-BZ—Vol. II

APPLICANT—Charles M. Spindler for Sun Oil Company and Elvira DeFalco, owners.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction and extension in area of an existing gasoline service station with accessory uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—1788-1804 Eastern Parkway and 2131-2139 Bergen Street, northeast corner, Block 1449, Lots 43 and 47, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles M. Spindler.

For Opposition: Dominick Blasi.

ACTION OF BOARD—Laid over to March 27, 1962, at 10 A.M. for continued hearing.

1228-40-BZ—Vol. III

APPLICANT—Larry Meltzer for Avenue P and East 19th Street Incorporated, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use, E area district, at an existing two story building occupied as stores, sales and showrooms and manufacturing of ladies coats, the erection of a one story extension to the residence portion for an additional store, the proposed extension exceeds the permitted area coverage, encroaches on the required setbacks and has a business sign.

PREMISES AFFECTED—1610-1620 East 19th Street and 1816-1824 Avenue P, southwest corner, Block 6781, Lot 7, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer.

For Opposition: None.

ACTION OF BOARD—Laid over to March 27, 1962, at 10 A.M. for hearing and decision.

857-47-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Miled Properties, Incorporated; Socony Mobil Oil Company, lessee.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under

Section 7a of the Zoning Resolution, to permit in a residence use district, the reconstruction and extension in area of an existing gasoline service station to provide lubrication, minor auto repairs, car washing, store, utility room, parking and storage of more than five motor vehicles on the open area with a business sign and ground sign.

PREMISES AFFECTED—2173 Grand Concourse, west side, 180.73 feet north of East 181st Street, Block 3162, Lots 40, 41 and 43, Borough of The Bronx.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for applicant to submit revised application, since the Board finds it cannot act under the old Zoning Resolution.

1555-61-A

APPLICANT—Lama, Proskauer and Prober for Miled Properties, Incorporated, owner; Mobil Oil Company, lessee.

SUBJECT—Application filed July 25, 1961—appeal from a decision of the Borough Superintendent, re—Gasoline Tanks.

PREMISES AFFECTED—2173 Grand Concourse, west side, 180.73 feet north of East 181st Street, Block 3162, Lots 40, 41 and 43, Borough of The Bronx.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M., applicant to submit revised application under Cal. No. 857-47-BZ—Vol. II.

321-61-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for Berg Locmajian, owner.

SUBJECT—Application reopened October 17, 1961 as Volume II—decision of the Borough Superintendent, under Section 7 h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—3317-3319 Perry Avenue, west side, 450 feet north of Holt Place, Block 3343, Lot 136, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion and James J. Chambers.

For Opposition: None.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. for applicant to submit revised application since the Board cannot act under the old Zoning Resolution.

659-61-BZ

APPLICANT—Albert Melniker for Frank Esposito, owner.

SUBJECT—Application May 11, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution to permit in a residence use 'G-1' area district, the erection of a one story building for use as a retail store with accessory garage, the proposed building encroaches on the required side yard and rear yard.

PREMISES AFFECTED—1856 South Railroad Avenue, 110 Guyon Avenue, southwest corner, Block 4658, Lot 1, Oakwood, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

For Opposition: None.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. applicant to submit new drawings.

1421-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Carnegie Endowment for International Peace, owner; Chazen's Garage, Incorporated, lessee.

SUBJECT—Application September 11, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a restricted retail use dis-

MINUTES

trict, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—335 East 46th Street, north side, 225 feet west of First Avenue, Block 1339, Lot 17, Borough of Manhattan.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. for hearing; applicant to check with Building Department if permissible under the new Zoning Resolution.

1461-61-BZ

APPLICANT—F. L. Thompson for Joseph LaCapro, owner doing business as Beaver Auto Service.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business and residence use district within the business portion of the premises, the reconstruction and extension of the uses of an existing gasoline service station to include motor vehicle repairs, car washing, lubrication and the extension of the parking area into the residence portion of the premises with a ground sign.

PREMISES AFFECTED—145-31 (145-15 official) Rockaway Boulevard, northwest corner of Inwood Street, Block 12048, Lot 77, South Ozone Park, Borough of Queens.

APPEARANCES—

For Applicant: Dominick Blasi and Mrs. R. M. Smith.

For Opposition: Thoma L. Williams.

ACTION OF BOARD—Laid over to April 3, 1962 at 10 A.M. for continued hearing; applicant to present proof of service.

1464-61-BZ

APPLICANT—Lama, Proskauer and Prober for Commonwealth Equities Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station, lubricatorium, minor auto repairs, car washing, office and sales, storage room, and the parking and storage of motor vehicles in the open area with a ground sign and curb cuts within 75 feet of a residence use district for a temporary term of twenty years.

PREMISES AFFECTED—1741-1759 (1749 official) Westchester Avenue, north side, from Rosedale Avenue to Commonwealth Avenue and 1253-1259 Commonwealth Avenue, 1250-1260 Rosedale Avenue, Block 3784, Lots 1, 2, 3, 4, 6, 8, 9, Borough of The Bronx.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Laid over without date for applicant to discuss with the City Planning Commission, the Board being without jurisdiction under the new Zoning Resolution cited by applicant.

1520-61-BZ

APPLICANT—Joseph A. Trapani for Matthew Cesareo, owner.

SUBJECT—Application September 27, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, DD and E-1 area district, the extension into the residence district, extension of the existing retail store use by the erection of a one story structure for use as an accessory garage and warehouse, the proposed building encroaches on the required rear yard.

PREMISES AFFECTED—35-01 Bell Boulevard and 213-30 to 213-36 35th Avenue, southeast corner, Block 6173, Lot 1, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Joseph A. Trapani and Matthew Cesareo.

For Opposition: None.

ACTION OF BOARD—Laid over to March 27, 1962, at 10 A.M. for inspection and decision; applicant to submit revised plans; hearing closed.

1532-61-BZ

APPLICANT—Mario A. Tucciarone for A. J. Panzarella Realty Incorporated, owner.

SUBJECT—Application October 5, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of an accessory parking lot for use in conjunction with the adjoining retail stores.

PREMISES AFFECTED—156-01 to 156-17 92nd Street, 92-02 to 92-08 (92-04 off.) 156th Avenue, southeast corner, Block 13957, Lot 75, Howard Beach, Borough of Queens.

APPEARANCES—

For Applicant: Mario A. Tucciarone and Attilio W. Panzarella.

For Opposition: John Moskewicus, Adele Greicrus, Adele Lyston and Tom Muglia.

ACTION OF BOARD—Laid over to March 27, 1962, at 10 A.M. for inspection and decision; applicant to amend his application to include Lot #1; hearing closed.

1533-61-BZ

APPLICANT—Mario A. Tucciarone for Joseph Fiore and Harry C. Bernard, owners.

SUBJECT—Application October 5, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence use district, for a stated term of years, the erection of a one story building for use as a factory and warehouse with loading and unloading and accessory parking in the open area.

PREMISES AFFECTED—98-23 Linden Boulevard, north side, 124.41 feet west of 101st Street, Block 11501, Lot 257 (tentative) Ozone Park, Borough of Queens.

APPEARANCES—

For Applicant: Mario A. Tucciarone, Joseph Fiore and W. D. Bernard.

For Opposition: None.

ACTION OF BOARD—Laid over to March 27, 1962, at 10 A.M. for inspection and decision; applicant to revise drawing; hearing closed.

1536-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7e, 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a six story hotel with public restaurant, catering, meeting room and ballroom, the proposed building exceeds the permitted height within two miles of a designated airport and the building and pool encroaches on the required setback from a mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Block 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Joseph Timpano.

For Opposition: Max M. Lome, Raymond Doherty and Samuel Bodian for Park Dept.

ACTION OF BOARD—Laid over to March 27, 1962, at 10 A.M. for hearing.

1537-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—filed pursuant to Section 35, Art. 3, of the General City Law re—build in bed of mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Block 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

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APPEARANCES—

For Applicant: Joseph Timpano.

ACTION OF BOARD—Laid over to March 27, 1962, at 10 A.M. for hearing.

1567-61-BZ

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—decision of the Borough Superintendent under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing 3 story building from public garage to the manufacture of flashlights and batteries, office, storage and loading and unloading with a business sign for a temporary term of twenty (20) years.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for applicant to consider revising his application, since the Board finds it has no jurisdiction under the old Zoning Resolution.

1568-61-A

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—Appeal from a decision of the Borough Superintendent re—egress, steel stairs, etc.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for applicant to consider revising his application under Cal. No. 1567-61-BZ.

1570-61-BZ

APPLICANT—Victor G. Madonia for Joseph Vitulli, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a two family dwelling.

PREMISES AFFECTED—45-77 156th Street, east side, 100 feet north of 46th Avenue, Block 5435, Lot 6, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Victor Madonia.

For Opposition: None.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. at request of the applicant to further consider proper zoning basis for application; hearing to be continued.

1586-61-BZ

APPLICANT—Crinnion and Crinnion for Rose Golden and Mollie Dorfman, owners.

SUBJECT—Application October 10, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of a sales lot for motor vehicles of the pleasure type previously granted by the Board to a miniature golf course.

PREMISES AFFECTED—1965 Bruckner Expressway, north side, 164.52 feet west of Pugsley Avenue, Block 3787, Lots 43, 44, 45 and 46, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

For Opposition: Kuni Heigel, Dora Hartmann, Paul Lapes, Erwin C. Klein, Leo L. Prue, David J. Monteferrario, Virginia Monteferrario, Mazie Pulsio, Esther Es-

trada, Jeronimo Maneiro and Ceasar Cantari.

ACTION OF BOARD—Laid over to March 27, 1962, at 10 A.M. for inspection and decision; hearing closed.

1593-61-BZ

APPLICANT—Paul Friedman for Armil Realty Corporation and Caroline D. Callahan, owners; Ricke Knitting Mills, lessee.

SUBJECT—Application October 20, 1961—decision of the Borough Superintendent, under Sections 7c, 7A and 21 of the Zoning Resolution, to permit in a retail and residence use D area district, the erection of a one story and cellar extension to an existing one story factory with business exits and entrances within 75 feet of a residence use district and accessory parking extending into the residence portion of the plot, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—60-41 Flushing Avenue, northeast corner of 58th Drive, Block 2698, Lot 58 (58, 42 and part of 41 official) tentative, Maspeth, Borough of Queens.

APPEARANCES—

For Applicant: Paul Friedman and Milton Goldman.

For Opposition: George J. Krygier, Frances Krygier, Consiglio Grasso, Robert Carlo, Grace Carlo, Daniel P. De Falco, Andrew Camera, Alfonso Montanino, Rose Montanino, Henry Zbiegiewicz, Frances Zbiegiewicz, Agapito De Vincentis, Rose De Vincentis, J. Falco, S. Falco, S. Layton, M. Boyd, H. Boyd, L. Koleba, P. Koleba, M. James, Henry Batch, Victoria Bach, Harry Kaminski, Charles Imperial and others.

ACTION OF BOARD—Laid over to March 27, 1962, at 10 A.M. for inspection and decision; hearing closed.

1878-61-BZ

APPLICANT—Lama, Proskauer and Prober for Morris R. Weinberg and Philip H. Weinberg, owners.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district for a temporary term of twenty-five years, the erection of a one story building for use as a factory, storage, office, warehousing, manufacturing, display and sales of drugs and pharmaceuticals, assorted products, sundries and vitamin products with patron and employee parking and loading and unloading in the open area with a business sign, the proposed building exceeds the permitted area coverage, encroaches on the required rear yard and setback from a mapped street.

PREMISES AFFECTED—227-15 North Conduit Boulevard, north side, 731.04 feet west of 230th Place, Block 13193, Lot 170, Laurelton, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy, James E. Vassalotti, A. Lieberman and R. Goldberg.

For Opposition: Max M. Lome and Mr. & Mrs. Curtis Melhorn.

For Administration: Samuel Bodian, Park Dept.

ACTION OF BOARD—Laid over to March 27, 1962, at 10 A.M. for inspection and decision; applicant to submit revised drawings; hearing closed.

65-26-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Trustees of Tufts College, owner.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail and local retail use district, the reconstruction of an existing gasoline service station to include lubricatory, minor auto repairs, car washing, office and sales, utility room, parking and storage of motor vehicles in the open area with a ground sign.

PREMISES AFFECTED—1295-1313 Fifth Avenue, northeast corner of East 110th Street, Block 1616, Lot 1, Borough of Manhattan.

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APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None

For Administration: Samuel Bodian, Park Dept.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative; Chairman Foley, Vice Chairman Kleinert,
Commissioner Becker and Commissioner Klein..... 4

Negative 0

Absent: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 27, 1962, after due notice by publication in the Bulletin; laid over to March 13, 1962 for inspection and decision; applicant to correct his application; hearing closed;

and

WHEREAS, the decision of the Borough Superintendent, dated October 30, 1961, acting on N.B. Applic. 250-61, reads:

"1. The proposed demolition, reconstruction & extension of use of an existing 1 & 2 sty bldgs, cellar—boiler room 1st floor—storage, gymnasium, office, lubritorium, storage of auto accessories and gasoline Service Station.
2nd floor—game & craft room.

TO—Gasoline Service Station, lubritory, minor auto repairs, car washing, office & sales, utility room, parking and storage of motor vehicles in open area located partly in a retail use district & extending into a local retail use district, is contrary to Art. II Section 4A & Art. II Section 4-C of the Zoning Resolution.

2. Proposed ground sign located in a retail use district & a local retail use district is contrary to Art. II Section 4A & Sect. 4-C of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board;

and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution.

Resolved, that the Board of Standard and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7a of the Zoning Resolution, to permit in a retail and local retail use district, the reconstruction of an existing gasoline service station with accessory services to include lubritorium, minor auto repairs, with hand tools only, car washing, office and sales, utility room, parking and storage of motor vehicles in the open area with a ground sign on condition the work to be done to conform to drawings filed with this application dated November 10, 1961, 4 sheets; on further condition that there be no increase in signs over those that are now shown; that the curb cut on Fifth Avenue be reduced in length so that the southern edge of the curb cut will not be further south than the parallel building line; that all laws, rules and regulations applicable be complied with permit be obtained, work done and Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

31-33-BZ—Vol. IV

APPLICANT—Lama, Proskauer and Prober for A & A Brothers Service Station, Incorporated, owner.

SUBJECT—Application reopened October 3, 1961 as Vol-IV—decision of the Borough Superintendent, under Section 7f, 7A and 21 of the Zoning Resolution, to permit in a business and residence use district the rearrangement of an existing gasoline service station and accessory uses, lubritorium, office, storage and auto laundry the extension of the uses to include minor auto repairs, office and sales of accessories, storage room and parking and storage of motor vehicles in the open area with curb

cuts within 75 feet of a residence district and within 300 feet of a hospital.

PREMISES AFFECTED—610-622 Utica Avenue and 843-855 Winthrop Street, northwest corner, Block 4603, Lot 40, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative; Chairman Foley, Vice Chairman Kleinert,
Commissioner Becker and Commission Klein..... 4

Negative: 0

Absent; Commissioner Fox 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 9, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision; hearing closed;

and

WHEREAS, the decision of the Borough Superintendent, dated June 28, 1961 acting on Alt. Applic. No. 1806-61 reads:

"1 The proposed extension of use of an existing gasoline service station, lubritorium, office, storage and auto laundry to—gasoline service station, lubritorium, minor auto repairs, car washing, office & sales of accessories and storage rm. with parking and storage of motor vehicles in open area in a lot located in a business use district and extending into a residence use district is contrary to Art. II Sect. 4a, 29 & 46 and Sect. 3 of the Zoning Resolution.

2. Proposed curb cuts within 75'-0" of a Residence Use district are contrary to Art. II Sect. 7-A of the Zoning Resolution.

3. Portion of proposed curb cut within the Residence Use district is contrary to Art. II Sect. 3 of the Zoning Resolution.

4. Proposed curb cuts, for a gasoline service station, located within 300' of an entrance to premises occupied as a Hospital are contrary to Art. V Sect. 21-A of the Zoning Resolution.

Note: These premises were subject to Board of Standards and Appeals Variance under Cal. #31-33-BZ."

and

WHEREAS, the premises and surrounding area where inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision f and Section 7A of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is granted under Sections 7f, 7A and 21 of the Zoning Resolution, to permit in a business and residence use district, the rearrangement of existing gasoline service station and accessory uses including lubritorium, office, storage and auto laundry, the extension of the uses to include minor auto repairs, office and sales of accessories, storage room and parking and storage of motor vehicles in the open area, with curb cuts within 75 feet of a residence district and within 300 feet of a hospital on condition the work be done to conform to drawings filed with this application dated July 17, 1961, 4 sheets; on further condition that the hospital gate across Winthrop Street be removed and the opening sealed shut at the expense of the applicant; that there be one curb cut only on Winthrop Street within five feet of the intersection with Utica Avenue; that the fence on Winthrop Street be maintained to within forty feet of the corner of Utica Avenue; that all laws, rules and regulations applicable be

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complied with, permit be obtained, work done and Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

111-36-BZ—Vol. II

APPLICANT—Louis B. Santangelo for 193 Realty Corporation, owner

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Section 7i of the Zoning Resolution, to permit in a business use district for a term of twenty years, the erection of a gasoline selling station and accessory uses including lubritorium, car washing, office, minor repairs with hand tools only and parking and storage of more than five motor vehicles.

PREMISES AFFECTED—1776 Park Avenue and 76 East 123rd Street, south west corner, Block 1748, Lot 21, Borough of Manhattan.

APPEARANCES—

For Applicant: H. E. Horwood.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative; Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative; 0

Absent; Commissioner Fox 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 9, 1961, after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 4, 1961, acting on N.B. Applic. 72-61, reads:

"1.—Gasoline selling station, lubritorium, washing, office, minor repairs with hand tools only and parking and storage of more than five motor vehicles in a business use district contrary to Article II Sect. 4 of the Zoning Resolution."

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision f of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7f of the Zoning Resolution, to permit in a business use district, for a term of twenty (20) years, the erection of a gasoline selling station and accessory uses including lubritorium, car washing, office, minor repairs with hand tools only and parking and storage of more than five (5) motor vehicles on condition the work be done in accordance with drawings filed with this application dated August 29th 1961, four sheets, with the exception that there shall be no curb cuts on East 123rd Street; that the brick wall five foot six inches in height be continued along East 123rd Street to within 15 feet of the corner of Park Ave.; that a sign standard be permitted at the corner of East 123rd Street and Park Avenue not to extend more than four feet over the building line; that all other laws, rules and regulations applicable be complied with, permit be obtained, work done and Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

577-42-BZ—Vol. II

APPLICANT—George H. Colin for Cities Service Oil Company owner.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7c of the Zoning Resolution, to permit in a residence and business use district, the reconstruction and extension in area of an existing gasoline service

station with lubritorium, minor motor vehicle repairs, car wash and the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—6833 Shore Road and 1-9 Bay Ridge Avenue, north east corner, Block 5859, Lots 10 and 12, Borough of Brooklyn.

APPEARANCES—

For Applicant: Benjamin Mosher and Thomas E. Berkery.

For Opposition: L. W. Baff, W. S. Lopoczyk, George Ciano, Harriet White, Samuel Bodian, Park Dept., Cathryn A. Raphael, Paul Shelkin, William C. Cone, Irina Apel, John T. Norton, Sidney Shiffman, Judge George H. Nicols, Irwin Dreyfus, James F. Brady, Jr., Saul Laub and others.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on December 12, 1961 after due notice by publication in the Bulletin; laid over to December 14, 1961 for decision; then to January 16, 1962 for decision; applicant to submit revised drawings and obtain new decision from Borough Superintendent; then to February 27, 1962 at request of applicant; applicant wishes to discuss revised layout with possible objectors; hearing closed; then to March 13, 1962 at request of applicant; objectors concurring, hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated July 20, 1961 acting on N.B. Applic. No. 443-61, reads:

"2. On a lot partially in a residence and partially in a business use district the proposed demolition and reconstruction of gasoline service station, accessory sales, lubritorium, carwash, minor motor vehicle repairs with hand tools only, parking and storage of more than 5 motor vehicles is contrary to Article II Section 3 and Article II Section 4(a) & 29,46,52.

3. On a lot partially in a business use and partially in a residence use district, proposed ground sign, wall sign & pylon sign are contrary to Article II, Section 5 & Article II Section 4(a) & 49 of the Zoning Resolution.

Note—premises subject to previous Board action under Cal. #BSA 787-27-BZ and BSA 577-42-BZ."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended that the application be granted on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, subdivisions a and c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Sections 7a and 7c of the Zoning Resolution, to permit in a residence and business use district, the reconstruction and extension in area of an existing gasoline service station with accessory uses, including lubritorium, minor motor vehicle repairs with hand tools only, car wash and parking and storage of more than five motor vehicles, on condition that the work shall be done in accordance with drawings filed with this application dated July 25, 1961, 2 sheets, January 15, 1962, one sheet revised, and March 7, 1962, 3 sheets revised; on the further condition that there shall be no sign at the corner of Shore Road and Bay Ridge Avenue, but the owner may construct a business sign on the Bay Ridge Avenue front within the business portion of the plot; that the stone wall along Shore Road shall remain and that a wall of stone or face brick shall be constructed parallel

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with Bay Ridge Avenue the end of the Shore Parkway wall to the accessory building; that the sign on the pylon shall be non-illuminated; that all repair and other accessory work shall be done inside the accessory building and not in the open; that the open part of premises shall be paved with clean cinders or gravel, impregnated with asphalt and rolled to proper grade, except where a concrete mat is required around the pumps; that the area light on Shore Road shall be eliminated; that the shrubbery now shown along Shore Road shall be extended east and west along the wall to the accessory building; that all other laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

300-48-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for The Estate of Mario Pulese, owner.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution, to permit in a business use district, the erection of an extension to an existing gasoline service station accessory building, the installation of two gas pumps and the accessory uses to include lubritorium, minor auto repairs, storage room, office and sales, car washing (non-automatic) and the parking of motor vehicles awaiting service for a temporary term of twenty years.

PREMISES AFFECTED—8501-8507 Flatlands Avenue and 765-775 East 85th Street, northeast corner, Block 8006, Lots 7 and 9, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative 0

Absent: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 9, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated July 11, 1961 acting on Alt. Applic. No. 1679-61, reads:

"1. Proposed demolition of the present Dwelling and Garage on the Site and the extension of area & use of an existing non storage garage for four (4) cars, Gasoline Service Station, Lubritorium, Minor Repairs (hand tools only) & auto laundry to gasoline service station, lubritorium, minor auto repairs (hand tools only), storage rooms, office & sales & car washing (non-automatic) parking of motor vehicles awaiting service in open area, located in a Business Use District is contrary to Art. II Sec. 4a subsect. 29 & 46 of the Zoning Resolution & Board of Standards and Appeals Cal. #300-48-BZ."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision f of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7f of the Zoning Resolution, to permit in a business use district, the erection of an extension to an existing gasoline service station accessory building, the installation of two gas pumps and accessory uses to include lubritorium, minor auto repairs with hand tools only, storage room, office and sales, non-

automatic car washing and parking of motor vehicles awaiting service for a term of twenty years on condition the work be done in accordance with drawings filed with this application dated July 24th 1961, six sheets; that all laws, rules and regulations applicable be complied with, permit be obtained, work done and Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

190-54-BZ—Vol. II

APPLICANT—Henry Nordheim for 415 Sound View Avenue Incorporated, owner.

SUBJECT—Application reopened December 5, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a one story extension to an existing laundry that exceeds the permitted area coverage and encroaches on the required setbacks, sideyard and rear yard.

PREMISES AFFECTED—415-421 Sound View Avenue, west side, 10.91 feet north of Underhill Avenue and 416 Leland Avenue, Block 3498, Lots 30, 31 and 32, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim, Norman & Mark Quain.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 14, 1962 after due notice by publication in the Bulletin; laid over to February 27, 1962 for inspection and decision; hearing closed; then to March 13, 1962 at request of the applicant; applicant to revise drawings; and

WHEREAS, the decision of the Borough Superintendent, dated October 26, 1961 acting on Alt. Applic. No. 788-61, reads:

"1. Extension of present use of steam laundry by erection of new portion of said building to the north in a residence use district is contrary to Art. II Sect. 3 of the Zoning Resolution..

2. Provide lawful rear yard as per Art. IV, Sect. 15A(e) see Sect. 15(a) of the Zoning Resolution; and ground coverage exceeds that permitted by Art. IV, Sect. 15A(d) of the Zoning Resolution.

3. Provide lawful side yard as per Art. IV, Sect. 15A(b) of the Zoning Resolution.

4. In an E-1 district, erection of any portion of any building nearer than 15' to the street line of the street on which it fronts is contrary to Art. IV, Sect. 15A(c) of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is granted under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a one-story extension to an existing laundry that exceeds the permitted area coverage and encroaches on the required setbacks, side yard and rear yard, on condition that the work shall be done in accordance with drawings filed with this application dated October 24, 1961, 3 sheets, March 2, 1962, one sheet revised; that there shall be no loading or unloading and no vehicular

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entrance on Leland Avenue; that all loading and unloading on Sound View Avenue shall be within the building; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

673-55-BZ—Vol. II

APPLICANT—Charles M. Spindler for Ninety-Second Car Wash Corp., owner.

SUBJECT—Application reopened February 14, 1962 for consideration as to extension of term of variance, expired May 1, 1961 and amendment of resolution—decision of the Borough Superintendent, previously granted on condition, under Sections 7c, 7i, 7A and 7h of the Zoning Resolution, permitting in a business use district, automatic auto laundry, gasoline service station, office, lubricatorium, motor vehicle repair shop (with hand tools only) and parking of cars awaiting service.

PREMISES AFFECTED—5802-5824 Church Avenue and 119-129 East 58th Street, southeast corner and 74-84 East 59th Street, Block 4706, Lot 36, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles M. Spindler.

For Opposition: None.

ACTION OF BOARD—Resolution amended and term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative 0

Absent; Commissioner Fox 1

THE RESOLUTION—

WHEREAS, on May 1, 1956, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened as Vol. II and the Resolution amended to extend the gas station into the bed of East 58th Street until the street is legally opened to the public on March 25, 1958; and

WHEREAS, the applicant states that the Resolution of May 1, 1956 limited the parking and storage of motor vehicles for a term of five years; that as the site is in a business district and as parking is a permitted use, it is requested that parking be permitted without a time limit; that the Resolution adopted March 25, 1958 permitted the erection of an advertising sign, not to exceed 12 square in area; that as this sign is most inconspicuous and as the normal gasoline station advertising sign is approximately 25 square feet in area, it is requested that a sign of this size be permitted; that the amended zoning designation is C8-1; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation May 5, 1961; and an amendment to the Resolution; and

WHEREAS, this application was reopened on February 14, 1962 and set for hearing on March 13, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 13, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated December 1, 1961 acting on amended N.B. Applic. No. 1675-55, reads:

"1. Proposed amendment to add parking and storage of motor vehicles on vacant portion of lot (without a term of variance) and the increase in the area of the sign is not in accordance with the Bd. of Standards and Appeals variance under Calendar Number 673-55-BZ."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on May 1, 1956 only as to the term of the variance, so that as amended it shall read:

"granted for a term of five years from the date of

this amended resolution, to permit . . . ;*

* "and to further amend the Resolution to permit parking and storage of motor vehicles as indicated on drawing dated Dec. 13, 1961; and to permit the size of the sign to be increased from the present twelve square feet in area to forty square feet."

that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

852-56-BZ—Vol. II

APPLICANT—Haus and Bresin for John and Grace Desiderio, owners.

SUBJECT—Application reopened February 14, 1962 for consideration as to extension of time to complete, expired October 25, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7f and 7i of the Zoning Resolution, permitting in a retail use district, the erection and maintenance of a gasoline service station, lubricatorium, accessory auto washing (non-automatic), minor auto repairs with hand tools only and parking of cars awaiting service.

PREMISES AFFECTED—143-05 Liberty Avenue, northeast corner of Remington Street, Block 10020, Lot 138, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Joseph C. Haus.

For Opposition: None.

ACTION OF BOARD—Time extended to complete the work.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commission Klein 4

Negative 0

Absent: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, on October 20, 1959, this application—Vol. II—was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the Resolution amended to extend the time to obtain permits and complete the work on October 25, 1960; and

WHEREAS, the applicant states that there have been no changes in the site, or surrounding area, nor have there been any changes in the use, height or area designations affecting this plot since the date of the last action by the Board; and

WHEREAS, the applicant requested reopening of this application and extension of time, to obtain permits and complete the work, which had expired by time limitation October 25, 1961; and

WHEREAS, this application was reopened on February 14, 1962 and set for hearing on March 13, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 13, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated December 13, 1962 acting on N.B. Applic. No. 4151-56, reads:

"1. Request to extend original approval for an additional year is contrary to B.S.A. Resolution Cal. #852-56-BZ."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on October 20, 1959 only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this amended resolution; and that a new Certificate of Occupancy shall be obtained."

852-56-BZ—Vol. III

APPLICANT—Haus and Bresin for John and Grace Desiderio, owners.

SUBJECT—Application reopened October 17, 1961 as Volume III—decision of the Borough Superintendent,

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under Section 21 of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a one story building as a motor vehicle repair shop including wheel alignment, brake testing and brake repairs for a stated term of twenty years.

PREMISES AFFECTED—143-05 Liberty Avenue and 102-41 to 102-47 Remington Street, north east corner, Block 10020, Lot 138, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Joseph C. Haus, T. Hartnett and John Desiderio.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative 0

Absent: Commissioner Fox 1

Not Voting: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 9, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 4, 1961 acting on N.B. Applic. No. 4151-61, reads:

"1. Proposed to omit gas station and construct building for motor repair shop, wheel alignment, brake testing and brake repair is contrary to Board of Standards and Appeals Resolution Cal. #852-56-BZ, Vol. II."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21 of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a one-story building for wheel alignment, brake testing and brake repairs, for a stated term of ten years on condition the work be done to conform to drawings filed with this application dated August 18, 1961, 2 sheets and October 10, 1961, 1 sheet, with the exception that there shall be no curb cut on Remington Street; that all other laws, rules and regulations applicable be complied with, permit be obtained, work done and Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

7-57-BZ—Vol. I

APPLICANT—Lama, Proskauer and Prober for Ethel Peres, owner.

SUBJECT—Application reopened February 14, 1962 for consideration as to extension of term of variance, expires July 23, 1972—decision of the Borough Superintendent, previously granted on condition, under Sections 7e, 7f, 7h and 7i of the Zoning Resolution, permitting in a business and residence use district, the maintenance of a gasoline service station, lubritorium, auto inspection, minor auto repairs, car wash, store room, office, store, parking and storage of motor vehicles.

PREMISES AFFECTED—2317-2327 Ralph Avenue and 6402-6414 Avenue M, southeast corner and 1302-1320 East 65th Street, Block 8364, Lot 34, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Time extended to complete the work.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein..... 4

Negative 0

Absent: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, on July 23, 1957, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened to extend the time to obtain permits and complete the work, and last extended on November 29, 1960; and

WHEREAS, the applicant requested reopening of the subject calendar number in order to extend the term of variance for an additional period of twenty years; that plans for construction have been approved; that the building is now under construction and has been completed to the roof; that the present zoning is Business, D, Residence, E-1. ½—no change; that the amended zoning designation is R3-2; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which will expire by time limitation July 23, 1972; and

WHEREAS, this application was reopened on February 14, 1962 and set for hearing on March 13, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 13, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated December 7, 1961 acting on N.B. Applic. No. 2010-58, reads:

"1. Since the variance under Board of Standards & Appeals Cal. #7-57-BZ will expire on July 23, 1972 any additional term of variance is hereby referred back to the Board of Standards and Appeals."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on July 23, 1957 as amended through November 29, 1960 only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained."

819-59-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for H. C. Bohack Co., Inc., owner.

SUBJECT—Application reopened February 6, 1962 for consideration as to extension of time to complete, expired June 14, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c and 7e of the Zoning Resolution, permitting in a business and residence use district, the erection and maintenance of a retail supermarket with accessory customer and employee parking.

PREMISES AFFECTED—2566 Boston Road and 2538 Barnes Avenue, southeast corner and 2553 Matthew Avenue, Block 4440, Lots 16, 20, 27, 39 and 41, Borough of The Bronx.

APPEARANCES—

For Applicant: R. S. Hardy.

ACTION OF BOARD—Time extended to complete the work.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on June 14, 1960 this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that on June 14, 1960 the Board granted a variance of the use district restrictions affecting the above premises to permit the erection of a retail supermarket thereon, upon condition that all permits be obtained and all work completed within the requirements

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of Section 22A of the Zoning Resolution; that the owner's plans for development of this property have been held in abeyance because of a contemplated improvement of Boston Road, which may result in a substantial portion of the premises being acquired by The City of New York; that plans for this improvement have not yet been agreed upon and consequently the owner was not in a position to complete the plans for the erection of its proposed building; that it is therefore requested that the application be reopened and the time to secure permits and to complete the work extended for a further period of one year; and

WHEREAS, the applicant requested reopening of this application and extension of time, to obtain permits and complete the work, which had expired by time limitation June 14, 1961; and

WHEREAS, this application was reopened on February 6, 1962 and set for hearing on March 6, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; laid over to March 13, 1962 for decision at the request of the applicant; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 acting on N.B. Applic. No. 1592-59, reads:

"1. The variance granted by the Board of Standards & Appeals under Cal. #819-59-BZ lapsed on June 14, 1961 as per Art. V, Sect. 22-A of the Zoning Resolution in effect prior to Dec. 15, 1961.

2. Proposed occupancy of that portion of above premises located in an R-6 district, by a Supermarket (Use Group 6) with accessory parking is contrary to Art. II Chap. 2 of the Amended Zoning Resolution and is therefore denied.

3. Provide rear yard equivalents in residence portion as required by Art. II Chapter 3 Sect. 533 of the Amended Zoning Resolution."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 14, 1960, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained."

651-61-BZ

APPLICANT—Lama, Proskauer and Prober for Maurice Greenberg and Sidney Schwartz, owners.

SUBJECT—Application April 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection of a one story building for use as a restaurant with open parking of patrons cars and car-hop service with business signs and entrances for a temporary term of twenty (20) years.

PREMISES AFFECTED—2130-2140 Rockaway Parkway, 9616-9624 Schenck Avenue, southwest corner, Block 8331, Lot 70, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti and Maurice C. Greenberg.

For Opposition: Louis Gleckhouse, N.Y.C. Housing Authority, Samuel Bodian, Park Dept. and Ben Schatz.

ACTION OF BOARD—Application withdrawn.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

1452-61-BZ

APPLICANT—Lama, Proskauer and Prober for Abraham Saperstein, owner.

SUBJECT—Application September 19, 1961—decision of

the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use D-1 area district, the erection of a two story building for use as stores, storage and offices on the second floor with loading and unloading and patron parking in the open area encroaching on the required setbacks for a temporary term of 25 years.

PREMISES AFFECTED—1446-1456 Remsen Avenue, 8913-8923 Avenue L, northwest corner, Block 8055, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: Ben Schatz, Sam Curtis, Councilman, Rose Ober, Charlotte Weinstein, Irene Ruck, Margaret Dalton, Harry Minsky, Ruth Wander, Murray Fox, Estelle Lerner, Henry Hartwig, O. Weiss, Ida Hertzlinger, Sadie Wasserman, Fanie Kohn, Sheila Petagno, Lucille Mitarotonda, Giacomino Motaeaggo, Arthur Masotti and Ida Masotti.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 6, 1962 after due notice by publication in the Bulletin; laid over to February 14, 1962 for continued hearing at request of applicant; then to March 13, 1962 for inspection and decision; applicant to submit revised plans and amend application; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 8, 1961 acting on N.B. Applic. No. 2478-61, reads:

"1. Proposed erection and use of premises for "storage, stores, offices, loading and unloading, parking of patrons cars in open spaces" in a residence use district is contrary to Article II Sec. 3 of the Zoning Resolution.

2. Proposed business sign and business entrance (curb cut) in a residence use district is contrary to Article II Sec. 3 of the Zoning Resolution.

3. Proposed use of loading and unloading and parking of patrons cars in the required setback of a "D1" area district is contrary to Article IV Sec. 14A of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision e of the Zoning Resolution; and

WHEREAS, the Board found that the applicant failed to substantiate a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution and was therefore not entitled to relief on the grounds of practical difficulty or unnecessary hardship.

Resolved, that the decision of the Borough Superintendent, acting on N.B. Applic. No. 2478-61, Objection Nos. 1, 2 and 3 dated September 8, 1961 be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1454-61-BZ

APPLICANT—Dominick Salvati and Son for Casa Bella, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business and residence use, D area district in the business use portion of the plot, the erection of a one story and cellar extension to an existing one story and cellar building for use as a restaurant, the extension exceeds the permitted area coverage.

PREMISES AFFECTED—311-313 Avenue U, north side,

MINUTES

240 feet west of West Street, Block 7104, Lot 270,
Borough of Brooklyn.

APPEARANCES—

For Applicant: Leon Komondorea.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Becker and Commissioner Klein 4

Negative 0

Absent: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 9, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 13, 1961 acting on Alt. Applic. No. 2507-61, reads:

"1. Proposed new extension to an existing building in a "D" area district is contrary to Article IV Sec. 14 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21 of the Zoning Resolution, to permit in a business and residence use, D area district in the business portion of the plot, the erection of a two story and cellar extension to an existing one story and cellar building, for use as restaurant, the extension to exceed the permitted area coverage on condition the work be done to conform to drawings filed with this application dated September 19, 1961, 6 sheets and March 9, 1962, 4 sheets, revised; on further condition that all laws, rules and regulations applicable be complied with, permit be obtained, work done and Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1462-61-BZ

APPLICANT—Henry Wolinsky for Wilfred L. Roger, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use G area district, the maintenance of a two car accessory garage to a one family dwelling that encroaches on the rear lot line.

PREMISES AFFECTED—20 Pelham Road, northeast corner of Pelham Road and Park Drive, Block 5651, Lot 10, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Wolinsky.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Becker and Commissioner Klein 4

Negative 0

Absent: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 30, 1962 after due notice by publication in the Bulletin; laid over to February 27, 1962 at request of applicant; applicant to submit new decision of the Borough Superintendent and to send twenty day notices to those in area of notification; then to March 13, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 31, 1961 and amended January 24, 1962, acting on N.B. Applic. No. 779-56, reads:

"1. Survey shows 2 car garage to be within 3'-0" of lot line. Bldg. was situated in a Residence "G" District, 3'-0" clearance is contrary to Art. IV Sect. 16 (b) of the previous Zoning Resolution. Bldg. is presently located in an R1-2 district and 3'-0" clearance from side lot line is contrary to Art. 2 Chapter 3 Sect. 44 of the Amended Zoning Resolution and is therefore denied."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21 of the Zoning Resolution, to permit in a residence use, G area district, the maintenance of a two car accessory garage to a one family dwelling that encroaches on the rear lot line on condition the building is constructed to conform to drawings filed with this application dated September 22, 1961, 2 sheets and February 19, 1962, 1 sheet, additional; that all laws, rules and regulations applicable be complied with, permit be obtained, work done and Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1480-61-BZ

APPLICANT—Randolph M. Smith for Frank S. Primeggia, owner.

SUBJECT—Application September 25, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a manufacturing and local retail use district, the erection of a one story extension to an existing 3 car garage and change the use to auto body shop, auto repairs, polishing and cleaning, sale of new and used cars and the storage of cars extending into the local retail use district.

PREMISES AFFECTED—121-66 Farmers Boulevard, west side, 430.39 feet north of 180th Street, mapped, Block 12458, Lot 27, Springfield Gardens, Borough of Queens.

APPEARANCES—

For Applicant: Mrs. Randolph Smith.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Becker and Commissioner Klein 4

Negative 0

Absent: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 27, 1962, after due notice by publication in the Bulletin; laid over to March 13, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 25, 1961, acting on Alt. Applic. 1488-61, reads:

"1. The proposed extension of the existing garage for 3 cars, accessories, office and parking for not more than 5 cars in open area, storage of bldg. materials to auto body shop, auto repairs—polish & cleaning of used cars and office—sales & service of new and used cars, used car lot, storage of more than 5 cars—partly located in a Local Retail use Dist. and partly in a Mfg. use dist. is contrary to Art. II Sec. 4C of the Zone Resolutions."

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

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Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c of the Zoning Resolution, to permit in a manufacturing and local retail use district, the erection of a one story extension to an existing 3 car garage and the change in use to auto body shop, auto repairs, polishing, cleaning and sale of new and used cars and storage of cars extending into the local retail portion of the premises *on condition* that the work be done in accordance with drawings filed with this application dated September 25, 1961, 6 sheets; that all laws, rules and regulations applicable be complied with, permit be obtained, work done and Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1510-61-BZ

APPLICANT—Goldwater and Flynn for 117 Operating Corporation and 122 Operating Corporation; Bertram F. Bonner, and Corella A. Bonner, owners.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Section 19B (e) of the Zoning Resolution, to permit in a retail use B area district, the erection of a 34 story multiple dwelling without the required accessory garage.

PREMISES AFFECTED—117-127 East 59th Street, north side, 165 feet east of Park Avenue, 118-126 East 60th Street, Block 1394, Lots 7, 8, 9, 109, 10, 11, 62, 63, 64, 65 and 165, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum and Louis R. Colman.
For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein..... 4
Negative: 0
Absent: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 27, 1962, after due notice by publication in the Bulletin; laid over to March 13, 1962 for inspection and decision; applicant to obtain agreements from neighboring garages; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 5, 1961, acting on N.B. Applic. 110-61, reads:

"A2. Provide parking facilities as required under Article 4 Sec. 19B of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board;

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 19B, Subdivision (e) of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 19B(e) of the Zoning Resolution, to permit in a retail use, B area district, the erection of a 34 story Multiple Dwelling without the required accessory garage *on condition* the work be done in accordance with drawings filed with this application dated September 19, 1961, 1 sheet, December 20, 1961, 9 sheets; *on further condition* that all laws, rules and regulations applicable be complied with, and that the owner of this building shall be responsible for seeing that the commitments as to garage space for the tenants of the building in neighborhood garages be carried out; that permit be obtained, work done, and Certificate of Occupancy be obtained within the requirements of Section 22A of the Zoning Resolution.

1542-61-BZ

APPLICANT—Murray L. White for Jack Tankeloff, owner.

SUBJECT—Application October 6, 1961—decision of the

Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use district, on a plot presently developed with a two story frame building occupied as cabaret and dwelling with parking in the open area, the erection of a one story building for use as an accessory restaurant with a business sign, the proposed structure encroaches on the required setbacks.

PREMISES AFFECTED—133-04 to 133-20 New York Boulevard, west side, 217.84 feet north of 134th Avenue, Block 12291, Lot 34, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Murray L. White.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative: 0
Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 27, 1962, after due notice by publication in the Bulletin; laid over to March 13, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 25, 1961, acting on N.B. Applic. 3989-61, reads:

"1. The proposed use of premises in a residence use district for a restaurant contrary to Art. II Sec. 3 of Z. R.

"2. Business sign in a residence use district contrary to Art. II Sec. 3 of Z. R.

"8. A building in an "F" area district with less than 15' setback is contrary to Art. IV Sec. 6(a) of Z. R."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision a of the Zoning Resolution; and

WHEREAS, the Board found that the applicant failed to substantiate a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution and was therefore not entitled to relief on the grounds of practical difficulty or unnecessary hardship.

Resolved, that the decision of the Borough Superintendent, dated September 25, 1961, acting on N.B. Applic. 3989-61, Objection Nos. 1, 2 and 8, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1558-61-BZ

APPLICANT—Lama, Proskauer and Prober for Dora Green and Joyce Cheney; in care of Lester Taylor, owners.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence use district, for a temporary term of years in an existing 14 story building the maintenance of the existing stores on the first floor, doctors' and dentists' offices above the first floor in which the doctors and dentists do not reside and the use of a dental laboratory in connection with the dentists office.

PREMISES AFFECTED—100 Central Park South, 1431-1439 Avenue of the Americas, southwest corner, Block 1011, Lot 33, Borough of Manhattan.

APPEARANCES—

For Applicant: R. S. Hardy and James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application

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on March 6, 1962, after due notice by publication in the Bulletin; laid over to March 13, 1962 at request of the applicant; and

WHEREAS, the decision of the Borough Superintendent, dated September 28, 1961, acting on Alt. Applic. 448-61, reads:

"A4—Proposed change in use & enlargement of existing store on 1st floor is an extension of a non conforming use in a residence district is contrary to Art. II Sect. 3 of Zoning Resolution.

"A5—Proposed doctor offices and dentist offices above the 1st floor, Class A multiple Dwelling located in a residence use district in which doctors and dentists do not reside is contrary to Art. II Sect. 3 sub. 9(a) of Zoning Resolution.

A6—Proposed dental laboratory in connection with dental office in a residence use district is contrary to Art. II Sect. 3 of Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7e of the Zoning Resolution, to permit in a residence use district, for a temporary term of years, the maintenance of existing stores on the 1st floor, doctors and dentists office above the first floor in which the doctors and dentists do not reside and the use of dental laboratories in connection with and as accessory to the dental offices on condition the building conform to drawings filed with this application dated September 29, 1961, 24 sheets; on further condition that this variance above the 1st floor is granted for present occupants only, and as they vacate, each apartment shall revert to dwelling use unless a doctor occupies it as an office and residence; that the variance in regard to the first floor stores shall be for a term of twenty years; that the signs at the stores shall not exceed those permitted in a local retail district, that all other laws, rules and regulations applicable be complied with, permit be obtained, work done and Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1612-61-BZ

APPLICANT—Murray L. White for Katherine Poll, owner.

SUBJECT—Application October 24, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the maintenance of an existing extension to a dwelling that encroaches on the required side yard.

PREMISES AFFECTED—47-17 163rd Street, east side, 120 feet south of Laburnam Avenue, Block 5493, Lot 25, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Murray L. White.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 13, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated October 13, 1961 acting on Alt. Applic. No. 976-54, reads:

"1. The extension of this building in a G-1 area district, encroaches on the required 5' side yard & is

contrary to Art. 4 Sec. 16(c) of Zoning Res."

and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21, to permit in a residence use, G-1 area district, the maintenance of an existing extension to a dwelling that encroaches on the required side yard, on condition that the building shall conform to drawings filed with this application dated October 24, 1961, 4 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1858-61-BZ

APPLICANT—John J. Saunders for Board of Education, City of New York, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, B area district, the erection of a three story and cellar school that exceeds the permitted area coverage and does not provide a court for the adjoining rear yards.

PREMISES AFFECTED—208 West 121st Street, south side, 125 feet west of Seventh Avenue, Block 1926, Lot 17, Borough of Manhattan.

APPEARANCES—

For Applicant: John J. Saunders for Board of Education.

For Opposition: Rhoda Grimes, Isabella Richards, Margaret C. George, Lucy L. George, Gwendolyn Daley and Frank Spivak.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 13, 1962, after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated December 6, 1961 on N.B. Applic. 282-61, reads:

"C1—Area of Building may not exceed 65% of lot area in a "B" area district in a residential Zone—Par. 12, Article IV, Zoning Resolution.

C2—Provide a court on East side adjacent to rear yards of adjoining building as required by Par. 17 d, of Zoning Resolution."

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21, to permit in a residence use, B area district, the erection of a three story and cellar school that exceeds the permitted area coverage and does not provide a court for the adjoining rear yards, on condition that the work shall conform to drawings filed with this application dated December 13, 1961, 9 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

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1941-61-BZ

APPLICANT—Irrving Berg for First United Presbyterian Church of Queens Village, owner.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a one story and cellar extension to an existing church that encroaches the required setback from a mapped street.

PREMISES AFFECTED—94-29 217th Street, 217-04 94th Road, southeast corner, Block 10610, Lot 1, Queens Village, Borough of Queens.

APPEARANCES—

For Applicant: Irving Berg and Rev. John F. Geldmacher.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 27, 1962, after due notice by publication in the Bulletin; laid over to March 13, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated December 13, 1961, acting on Alt. Applic. 769-60, reads:

"1. Application Alt. #769/60 was approved in error. The front set back from 94th Road in a G-1 area district is less than the required 15 feet per Art. IV Sec. 16-C Par. (b) of the Zoning Resolution.

(Note: No permit was issued on this application.)"

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended the application be granted on certain conditions; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a one-story and cellar extension to an existing church that encroaches on the required setback from a mapped street, on condition that the work shall be done in accordance with drawings filed with this application dated December 14, 1961, 12 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

Adjourned 4:00 P.M.

JAMES P. MULROY, Secretary.

REGULAR MEETING

TUESDAY AFTERNOON, MARCH 13, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

156-62-SR

SUBJECT—Proposed Rules Covering Coin-Operated Dry Cleaning Establishments.

APPEARANCES—Max Siegel.

ACTION OF THE BOARD—Rules adopted.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on Friday morning, March 2, 1962 at 10 A.M., on the Proposed Rules Covering Coin-Operated Dry Cleaning Establishments, after due notice by publication in the Bulletin; and

WHEREAS, after hearing the interested parties the public hearing was closed, the matter was laid over for decision, date to be set; and

WHEREAS, all suggestions and recommendations were considered by the Board in Executive Session; and

WHEREAS, this date was set for decision by the Board.

Resolved, that the Board of Standards and Appeals does hereby adopt the following Rules Covering Coin-Operated Dry Cleaning Establishments.

RULES COVERING COIN-OPERATED DRY CLEANING ESTABLISHMENTS

(156-62 SR)

Authority

Section 666, subd. 2 of the Charter of the City of New York and Article III, Chapter 1, Section 32, Article VII, Chapter 2, Sections 72 and 73 in their entirety of the Zoning Resolution of the City of New York, effective December 15, 1961.

Application of Rules

These rules shall be deemed to apply only to coin-operated dry cleaning establishments, pursuant to Article III, Chapter 2, Section 32-15 A and Section 32-25 D of the Zoning Resolution effective December 15, 1961.

These rules shall not be deemed to modify or repeal Chapter 19 of the Administrative Code of the City of New York or the Rules Governing Dry Cleaning Establishments adopted by the Board of Standards and Appeals under Calendar Number 958-47-SR—Vol. II.

Zoning Resolution Effective December 15, 1961—Excerpts

Preamble

This resolution is adopted in order to promote and protect public health, safety and general welfare. These general goals include, among others, the specific purposes set forth in the statements of legislative intent for the respective districts and groups of districts.

Article VII—Administration

Chapter 1

71-00 ENFORCEMENT AND ADMINISTRATION

The Commissioner of the Department of Buildings shall administer and enforce this resolution, except as specifically provided in the New York City Charter and in this resolution.

Chapter 2

72-00 POWERS OF THE BOARD OF STANDARDS AND APPEALS

MINUTES

72-01 GENERAL PROVISIONS

The Board of Standards and Appeals (referred to hereinafter as the Board) shall have the power, pursuant to the provisions of the New York City Charter and of this resolution, after public notice and hearing:

- (a) To hear and decide appeals from and to review interpretations of this resolution;
- (b) To hear, decide, and determine, in a specific case of practical difficulties or unnecessary hardship, whether to vary the application of the provisions of this resolution;
- (c) To hear and decide applications for such special permits as are set forth in this resolution and are more specifically enumerated in Section 73-01 (General Provisions); and
- (d) To adopt, amend, or repeal such rules or regulations as may be necessary to carry into effect the provisions of this resolution.

Article III—Commercial District Regulations

32-15 USE GROUP 6

Use Group 6 consists primarily of retail stores and personal service establishments which:

- (1) Provide for a wide variety of local consumer needs, and
- (2) Have a small service area and are, therefore, distributed widely throughout the City.

*
*
*

The *uses* listed in A below are also permitted within *large-scale* residential developments, to provide daily convenience shopping for residents of the development.

A. CONVENIENCE RETAIL OR SERVICE ESTABLISHMENTS

*
*
*
*

See Note:

Dry cleaning or clothes pressing establishments or receiving stations dealing directly with ultimate consumers, limited to 2,000 square feet of *floor area* per establishment, and provided that only solvents with a flash point of not less than 138.2 degrees Fahrenheit shall be used, and total aggregate dry load capacity of machines shall not exceed 60 pounds.

Parking Requirement Category B—District where uses are so permitted are C1, C2, C3, C4, C6, C7, C8.

In a C5 district a use in Use Group 6, shall not be located on the ground floor of a building unless such use is at least fifty feet from the street wall of the building in which it is located as provided in Section 32-423 (Limitation on Ground Floor Location).

32-25 Use Group 16

Use Group 16 consists of automotive and other necessary semi-industrial uses which:

- (1) Are required widely throughout the city, and
- (2) Involve offensive noise, vibration, smoke, dust, or other particulate matter, odorous matter, heat, humidity, glare, or other objectionable influences, making such *uses* incompatible with *residential uses* and other types of commercial development.

32-25 D. Dry cleaning or cleaning and dyeing establishments, with no limitation on type of operation,

solvents, floor area, or capacity per establishment —parking requirement category in F, Use Regulation is District C8.

RULES

Rule 1. Definitions

For the purpose of these rules "dry cleaning" includes cleaning textiles, fabrics, garments or other articles by the use of solvents other than water, extraction of the solvents therefrom, and drying the same. A "dry cleaning unit" is the machinery or equipment in which textiles, fabrics, garments or other articles are carried through a complete cleaning cycle. A "dry cleaning unit" may consist of one or more detached component machines.

Each such unit within itself, must perform a complete degreasing, extracting and drying cycle in a single basket when operated by the general public.

The term "Dry Cleaning Establishment" shall mean any room, place and space in which dry cleaning is performed. Coin-operated dry cleaning machine shall mean an automatic machine actuated by the insertion of coins, tokens, keys or any other similar device for use by the general public. For the purpose of this definition the term "used by the general public" shall be deemed to refer to the insertion of textiles, fabrics, garments or other articles into a dry cleaning machine or the removal of the same from such unit by a person or persons other than an employee or owner-operator of such establishment or by an employee or owner-operator.

1.1 Coin-operated dry cleaning establishments shall mean dry cleaning establishments in which dry cleaning solvent used in the dry cleaning units shall be non-inflammable and non-combustible when tested in a Tagliabue open cup tester as rated by the Fire Commissioner.

1.2 The term "inflammable liquid solvents" shall mean such as will emit an inflammable vapor at a temperature below 100 degrees Fahrenheit when tested in a Tagliabue open cup tester.

1.3 "Spotting" or "sponging" shall mean the local application of a solvent to remove spots of dirt, grease, paint or stains from wearing apparel, textile, fabrics or articles of any sort.

1.4 For the purposes of Section 32-15 of the Zoning Resolution the term 'dealing with ultimate consumer' as contained therein shall refer only to those dry cleaning establishments which perform services on articles conveyed directly by a retail customer to such dry cleaning establishment or collected directly from and delivered to the retail customer by any vehicle or any other means of effecting the same and such dry cleaning establishment directly processes such articles for such customer.

1.5 All other terms used shall be as defined in the Zoning Resolution effective December 15, 1961, Chapter 19 of the Administrative Code, Multiple Dwelling Law, or Labor Law, when not inconsistent with the specific term defined herein.

Rule 2. Approvals

2.1 It shall be unlawful to use any premises for any coin-operated dry cleaning establishment without filing plans of that portion of the premises to be so used with the Department of Buildings and obtain its approval.

2.2 No coin-operated dry cleaning unit shall be installed unless such unit is approved by the Board of Standards and Appeals.

2.3 No dry cleaning solvent shall be used unless such solvent has been tested and rated by the Fire Commissioner.

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- 2.4 It shall be unlawful in any coin-operated dry cleaning unit approved by the Board to use any solvent other than that for which the dry cleaning unit has been approved by the Board.
- 2.5 No non-conforming existing dry cleaning establishment shall be enlarged or extended unless such extension or enlargement be made in conformity with the provisions of the Zoning Resolution and may include a coin-operated dry cleaning establishment by complying with these rules.
- 2.6 All coin-operated dry cleaning units shall be installed in a diked area all parts of which shall be impervious to the solvent used in such units. The diked section shall consist of a four inch curb above the floor. All solvent spillage into the diked area shall be conducted by gravity flow into a tank which shall be equipped with a leakproof pump and enclosed piping system, to pump the solvent back to the dry cleaning units. Such system shall be installed pursuant to the Rules of the Board of Standards and Appeals for Oil Burners. The said tank or tanks shall be of sufficient capacity to accept all solvent contained in the dry cleaning unit or units which it services.

Rule 3. Restrictions on Locations and Areas

- 3.1 No coin-operated dry cleaning establishment shall have a gross floor area exceeding 2,000 square feet to be used for dry cleaning, and incidental operations, including space used for pressing, finishing, storage and for the service of customers. The square foot area limitation shall apply to the aggregate of all space so used on all floors and mezzanines of the premises involved above the cellar or basement thereof. Additional space may be used on a lower floor which is either a basement or cellar provided that on such floor there shall be no dry cleaning and no storage of recently cleaned articles. Such additional space may include ordinary storage, boilers, compressors, pumps and filtration equipment.
- 3.1.1 In calculating the gross floor area pursuant to Rule 3.1, the area restriction shall not include the area used by lawful non-dry cleaning operations of a multiple use type of service establishment.
- 3.2 No coin-operated dry cleaning establishment shall be permitted within any building:
- 3.2.1 which is of wood frame construction;
- 3.2.2 which is classified as a public building pursuant to Section C26-235.0 of the Administrative Building Code;
- 3.2.3 where any part of such establishment is within 20 feet of any public building.

Rule 4. Egress

- 4.1 The means of egress from all coin-operated dry cleaning establishments shall be in conformity with the provisions of the building code and all laws, rules and regulations applicable. In addition thereto, all establishments shall conform to the following:
- 4.1.1 Aisles not less than 3 feet in width providing access from the main work area to required means of egress shall be provided. Such required aisles shall not be obstructed in any manner.
- 4.1.2 In all coin-operated dry cleaning establishments all required exit doors shall be arranged to swing in the direction of egress.

Rule 5. Fire Prevention

All coin-operated dry cleaning establishments shall comply with the following:

- 5.1 Unless otherwise specifically exempted by Law, no boiler shall be permitted in the same area or space where dry cleaning units are located unless such boiler shall be enclosed in a one-hour fireproof enclosure.
- 5.2 All ceilings of all such boiler rooms as provided in Rule 5.1 shall be fire-retarded with one-hour fire resistive material.
- 5.3 All openings from any such dry cleaning establishment on the course of a fire escape shall be equipped with a fireproof self-closing door or fireproof window assembly.
- 5.4 It shall be unlawful to use or store any inflammable liquids or solvents.
- 5.5 Inflammable liquids and solvents shall not be used for spotting and sponging. Spotting and sponging may be done with water.
- 5.6 All sludge or residue removed from a dry cleaning unit shall be placed in a metal container not exceeding 55 gallons of capacity with a tight fitting cover and shall be removed from the premises and disposed of in a lawful manner.
- 5.7 All solvent used in the dry cleaning unit shall be either (a) received and stored in metal containers not exceeding 55 gallons each and pumped directly into a dry cleaning unit or units by means of a detachable leakproof pump and pipe system, or (b) received and stored in a tank or tanks installed in accordance with the Rules of the Board of Standards and Appeals relating to the receiving and storing of light fuel oils and pumped directly into a dry cleaning unit or units by means of a closed leakproof pipe and pump system.
- 5.8 In any such coin-operated dry cleaning establishment, no member of the general public shall be permitted to do spotting or sponging or make use of any device employing live steam or heat for pressing or finishing, or any inflammable liquid or solvent.
- 5.9 Any pressing or finishing, spotting or sponging may be performed only by a qualified operator and these operators shall be located within an enclosed space separated from the customer area. The general public shall not be permitted to do any pressing or finishing.

Rule 6. Ventilation

- 6.1 In coin-operated establishments all dry cleaning units shall be installed in such a manner so that the working or maintenance portion of the equipment shall be separated from the front of such units by solid partitions. Access doors to the space in back of the machines shall be kept closed and locked. Such establishments shall be ventilated in such a manner to preclude solvent vapors from being admitted to the combustion area of any device requiring an open flame or heating element. Solvent storage tanks, power boxes and other source of danger shall be so situated as to be inaccessible to the general public.
- 6.1.1 Any open flame drying equipment shall be located at least 25'-0" from any dry cleaning unit unless placed in an enclosed area.
- 6.2 Coin-operated dry cleaning establishments shall be equipped with adequate ventilation to provide at least four (4) complete changes of air volume an hour. The minimum ventilation specified here shall be maintained at all times when the coin-operated dry cleaning establishment is open.
- 6.3 All dry cleaning units must be provided with facilities to cause an inward flow of 100 cubic feet of air per minute through the loading door of any such units when the same is open.

MINUTES

- 6.4 Additional general ventilation of the service area back of coin-operated dry cleaning units shall be provided so that in emergencies a minimum of one air change per minute of the enclosed service area will be provided.
- 6.5 All coin-operated dry cleaning establishments shall have sufficient ventilation so as to prevent an excessive concentration of solvent vapors in the dry cleaning establishment. An excessive concentration of solvent vapors shall be that which exceeds 100 parts of solvent vapors per one million parts of air during any working day.
- 6.6 In addition to all other ventilation requirements provided for in these Rules, the following shall apply:
- (a) A power exhaust system shall be provided for the removal of toxic vapors consisting of: at least one individual exhaust on each dry cleaning unit; scavenger ducts located at each unit; power exhaust fans for the space behind such unit; and air intakes located on the front grill of each such unit. All exhaust facilities shall be sealed and air tight and constructed in such manner so that all solvent vapors shall be discharged mechanically to the open air in the manner specified in subsection 1 through 4 of Rule 6.8 hereof. All exhaust facilities shall be operated continually while the premises are open to the public. Provisions must be made by air intakes to replace air exhausted from the establishment to the outside.
- 6.7 A scavenger duct shall be provided in the service area at each unit and shall be designed to pick up vapors surrounding the equipment near the floor. The suction inlet for these scavenger ducts shall be located not less than two or more than six inches above the floor and shall exhaust 300 linear feet of air per minute.
- 6.8 The equipment exhausts, or vents shall terminate at the outer air in the following manner:
- (1) At least 7 feet above the roof, street, yard or court grade on which it opens of the premises in which said establishment shall be located, and
 - (2) The exhaust shall be under positive pressure by reason of a mechanical fan, and
 - (3) The terminal of the exhaust shall be at least five feet from any window or ventilating opening if the window or ventilating opening lies on the same plane as the exhaust terminal and when the windows, or ventilating openings lie on a plane which faces in the direction of the exhaust terminal such terminal shall be at least 10 feet from such opening, and
 - (4) All direct equipment exhausts or vents shall be provided with mesh lint arrestors which shall be kept clean. When lint traps are provided on the units, mesh lint arrestors may be omitted from the exhaust equipment.
 - (5) Fresh air supply shall be provided as makeup to balance exhaust ventilation.
- 7.3 The owner-operator of any coin-operated dry cleaning establishment shall furnish to any person cleaning out a dry cleaning unit an approved type respirator for his use during the process of cleaning out any such unit.
- 7.4 All equipment shall be installed in such manner as to minimize noise, vibration, smoke, and odors, and other forms of nuisances to the occupants of the premises in which such cleaning establishment may be located or to the occupants of any adjacent premises.
- 7.5 A trained attendant shall be present at all times when the coin-operated dry cleaning establishment is open. The training of this attendant shall include knowledge of the safe operation of the machine installed and in the handling of emergency situations. The telephone number of the owner-operator shall be posted conspicuously for emergencies.
- 7.6 No member of the general public who is less than sixteen years of age shall be permitted to insert into or remove from any dry cleaning unit any textile, fabric, garment or other article. An indoor sign to such effect shall be posted conspicuously in all coin-operated dry cleaning establishments.
- 7.7 All dry cleaning machines used in a coin-operated dry cleaning establishments shall be fitted with an interlocking device which will prevent the opening of the door of any such machine (a) while such machine is in operation and (b) until solvent vapors have been removed from any textile, fabric, garment or other article and from the tumbler in which the same shall be placed.
- 7.8 The odor of any solvent used in a coin-operated dry cleaning unit in a dry cleaning establishment shall not be masked or altered in any fashion.
- 7.9 All coin-operated dry cleaning units shall have the dry load capacity of the unit as rated by the Board, based on the factor of 2.8 times the cubic feet capacity of the basket displayed on the face of the unit.
- 7.10 Spotting or sponging with inflammable liquid solvent shall not be permitted in coin-operated dry cleaning establishments except as provided in Rule 5.5 and 5.9.
- 7.11 A weighing device shall be located on premises to assure that the rated dry load capacity of coin-operated dry cleaning machine shall not be exceeded.

Rule 8. Penalties

Any violation of these Rules shall subject the violator to the penalties prescribed in the Zoning Resolution effective December 15, 1961.

It shall be unlawful to exceed the posted dry load capacity of any coin-operated dry cleaning unit.

Rule 9. Effective Date of Rules

The effective date of these rules shall be twenty (20) days after date of publication of the rules as adopted.

Rule 10.

If any term or provision of these Rules shall be held unconstitutional or ineffective in whole or in part, such determination shall not be deemed to invalidate the remaining terms or provisions of these Rules.

These Rules Shall Become Effective April 11, 1962.

Rule 7. Operating Precautions

- 7.1 A copy of these Rules shall be kept in all coin-operated dry cleaning establishments and shall be available to the general public.
- 7.2 Coin-operated dry cleaning establishments shall post complete legible printed operating instructions near the machines. These instructions shall include a warning to the effect that garments or materials which retain an odor of the cleaning solvent are dangerous if placed in a small enclosed space such as an automobile.

MINUTES

934-60-SA

APPLICANT—Haus and Bresin for Standard, Incorporated, owner.

SUBJECT—Application December 29, 1960—Standard Twinette Dry Cleaner, (dry cleaning of clothing and fabrics) approval of.

APPEARANCES—

For Applicant: Joseph C. Haus.

ACTION OF BOARD—Application approved in accordance with the report and recommendation of the Committee on Test, on condition that this equipment shall comply with the Rules covering coin-operated dry cleaning establishments adopted this day by the Board under Calendar Number 156-62-SR.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative: 0

Not Voting: Vice Chairman Kleinert and Commissioner Fox 2

The complete report and recommendation of the Committee on Test will be printed in a later Bulletin.

62-61-SA

APPLICANT—Morris Kweller for Clesco National Products, Inc., owner.

SUBJECT—Clesco Dry Cleaning Machine Models 220 and 440—Reopen and amend as to use under Rules adopted under 156-62-SR.

APPEARANCES—

For Applicant: Morris, Kweller, Alan Foster, Michael Woodrow and Rufus O. Yount.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test, on condition that this equipment shall comply with the Rules covering coin-operated dry cleaning establishments adopted this day by the Board under Calendar Number 156-62-SR.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative: 0

Not Voting: Vice Chairman Kleinert and Commissioner Fox 2

The complete report and recommendation of the Committee on Test will be printed in a later Bulletin.

244-61-SA

APPLICANT—Laundercoin Sales Corporation for Norge Sales Corporation; Lama, Proskauer and Prober, agent.

SUBJECT—Application March 1, 1961—KM-G-1 Norge Dry Cleaner, approval of.

APPEARANCES—

For Applicant: James E. Vassalotti and John A. Dungen.

ACTION OF BOARD—Application approved in accordance with the report and recommendation of the Committee on Test, on condition that this equipment shall comply with the Rules covering coin-operated dry cleaning establishments adopted this day by the Board under Calendar Number 156-62-SR.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative: 0

Not Voting: Vice Chairman Kleinert and Commissioner Fox 2

The complete report and recommendation of the Committee on Test will be printed in a later Bulletin.

400-61-SA

APPLICANT—John F. Danielson for Whirlpool Corporation, owner.

SUBJECT—Application April 6, 1961—RCA Whirlpool Drycleaner Model 155, approval of.

APPEARANCES—

For Applicant: B. B. Van Korn and J. O'Toole.

ACTION OF BOARD—Application approved in accordance with the report and recommendation of the Committee on Test, on condition that this equipment shall comply with the Rules covering coin-operated dry cleaning establishments adopted this day by the Board under Calendar Number 156-62-SR.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative: 0

Not Voting: Vice Chairman Kleinert and Commissioner Fox 2

The complete report and recommendation of the Committee on Test will be printed in a later Bulletin.

457-61-SA

APPLICANT—Westinghouse Electric Corporation, owner; ALD, Incorporated, Distributor.

SUBJECT—Application April 14, 1961—Westinghouse Drycleaner, Model DC-20 Drycleaner with FS-20 Filter, approval of.

APPEARANCES—

For Applicant: Philip F. Placente.

ACTION OF BOARD—Application approved in accordance with the report and recommendation of the Committee on Test, on condition that this equipment shall comply with the Rules covering coin-operated dry cleaning establishments adopted this day by the Board under Calendar Number 156-62-SR.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative: 0

Not Voting: Vice Chairman Kleinert and Commissioner Fox 2

The complete report and recommendation of the Committee on Test will be printed in a later Bulletin.

668-61-SA

APPLICANT—Haus and Bresin for International Duplex Corporation, owner.

SUBJECT—Application May 12, 1961—Duplex Cleanway Coin-operated Dry Cleaner (dry-cleaning) Model DWDC-1, approval of.

APPEARANCES—

For Applicant: Joseph C. Haus.

ACTION OF BOARD—Application approved in accordance with the report and recommendation of the Committee on Test, on condition that this equipment shall comply with the Rules covering coin-operated dry cleaning establishments adopted this day by the Board under Calendar Number 156-62-SR.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative: 0

Not Voting: Vice Chairman Kleinert and Commissioner Fox 2

The complete report and recommendation of the Committee on Test will be printed in a later Bulletin.

838-61-SA

APPLICANT—International Marketing Corporation, agent for Hard Metal Fabricators, Ltd., owner.

SUBJECT—Application June 5, 1961—IMC Dry Cleaning Coin-operated, approval of.

APPEARANCES—None.

ACTION OF BOARD—Application approved in accordance with the report and recommendation of the Committee on Test, on condition that this equipment shall comply with the Rules covering coin-operated dry cleaning establishments adopted this day by the Board under Calendar Number 156-62-SR.

MINUTES

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and
Commissioner Klein 3
Negative 0
Not Voting: Vice Chairman Kleinert and Commissioner
Fox 2
The complete report and recommendation of the Committee on Test will be printed in a later Bulletin.

1445-61-SA

APPLICANT—Haus and Bresin for Philco Corporation, owner.

SUBJECT—Application September 13, 1961—Philco-Bendix coin-Operated Dry Cleaner Model CC 9182, approval of.

APPEARANCES—

For Applicant: Joseph C. Haus and Milton Brown.
ACTION OF BOARD—Application approved in accordance with the report and recommendation of the Committee on Test, on condition that this equipment shall comply with the Rules covering coin-operated dry cleaning establishments adopted this day by the Board under Calendar Number 156-62-SR.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and
Commissioner Klein 3
Negative: 0
Not Voting: Vice Chairman Kleinert and Commissioner
Fox 2
The complete report and recommendation of the Committee on Test will be printed in a later Bulletin.

1943-61-SA

APPLICANT—Detrex Chemical Industries, Incorporated, owner.

SUBJECT—Application December 18, 1961—Detrex Coin-operated Drycleaning Machine Model C.O. 6-1, approval of.

APPEARANCES—

For Applicant: L. W. Baff and Joseph Panepinto.
ACTION OF BOARD—Application approved in accordance with the report and recommendation of the Committee on Test, on condition that this equipment shall comply with the Rules covering coin-operated dry cleaning establishments adopted this day by the Board under Calendar Number 156-62-SR.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and
Commissioner Klein 3
Negative: 0
Not Voting: Vice Chairman Kleinert and Commissioner
Fox 2
The complete report and recommendation of the Committee on Test will be printed in a later Bulletin.

90-62-SA

APPLICANT—Haus and Bresin for Vamco Corporation, owner.

SUBJECT—Application January 24, 1962—Vamco Dry Cleanomat Model DCSS—62, approval of.

APPEARANCES—

For Applicant: Joseph C. Haus.
ACTION OF BOARD—Application approved in accordance with the report and recommendation of the Committee on Test, on condition that this equipment shall comply with the Rules covering coin-operated dry cleaning establishments adopted this day by the Board under Calendar Number 156-62-SR.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and
Commissioner Klein 3
Negative: 0
Not Voting: Vice Chairman Kleinert and Commissioner
Fox 2
The complete report and recommendation of the Committee on Test will be printed in a later Bulletin.

553-59-A—Vol. II

APPLICANT—Raymonde Garramone for Speedry Chemical Products Incorporated, owner.

SUBJECT—Application reopened January 9, 1962 as Volume II—Appeal from a decision of the Borough Superintendent, re—proposed extension not fronting on legal mapped street.

PREMISES AFFECTED—84-20 72nd Drive, south side, 206.60 feet west of 88th Street, Block 3810, Lots 444 and 456, Glendale, Borough of Queens.

APPEARANCES—

For Applicant: Herman J. Geiser.
ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated October 24, 1961 on Alt. Applic. 857-59, reads:

"1. The proposed changes as submitted is contrary to the original Bd. of St. & Appeals approval under Cal. #553-59-A—Submit to the Bd. of St. & A. new proposal as to the changes."

and

WHEREAS, the applicant states that the plot is 220 feet by 264.95 feet irregular in area, located in unrestricted use, A area and class 1 height district, improved with several buildings built as factory, storage and office building, used and occupied in accordance with Certificate of Occupancy #30460 of 1944, Certificate of Occupancy #40942 of 1947 and Certificate of Occupancy #41312 of 1947; that the proposed extension will combine all buildings and extend area coverage to create an irregular building that will cover most of the lot with one and two story buildings; that the present buildings to be extended and reconstructed have been changed from the original variance approved under Cal. No. 553-59-A, Volume I; that it is proposed to reconstruct the present one story 31 feet 1 inch by 51 foot 1 inch building to a two story building of class 1 construction; that it is proposed to erect as an addition to the present 1 story class 3 factory, 100 feet by 100 feet, a 2 story addition of 50 feet by 117 feet of class 3 construction; and to add to the existing 80 feet by 190 feet one and two story class 3 factory building an 80 foot by 70 foot one story class 3 building; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, acting on October 24, 1961, Objection No. 1, dated October 24, 1961, be and it hereby is modified under the powers vested in the Board by Section 35 of the General City Law, and that the appeal be and it hereby is granted on condition that the building shall conform to drawings filed with this application dated March 15, 1961, 7 sheets; that all other laws, rules and regulations applicable shall be complied with; and that a Certificate of Occupancy shall be obtained.

552-60-A

APPLICANT—Abraham Grossman for Brodwin Sales Company, owner.

SUBJECT—Application July 1, 1960—Appeal from a decision of the Borough Superintendent re—egress.

PREMISES AFFECTED—244-246 West 23rd Street, south side, 300 feet east of 8th Avenue, Block 772, Lot 69, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.
ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

MINUTES

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated June 24, 1960 on Alt. Applic. 956-59, reads:

"3. Fire escape not acceptable as means of egress in factory building over 6 stories in height as per Sec. 271 L.L."

WHEREAS, the applicant states that the building is 37 feet 6 inches by 98 feet 9 inches in area, 7 stories, 84 feet 6 inches high, of class 3 construction, located in retail use, B area and class 1½ height district, built in 1895, now used and occupied since 1895: cellar—storage pianos; 1st floor—retail store pianos, 5 persons; 2nd floor—photo studio, 5 persons; 3rd floor—piano storage and dress manufacturing, 5 persons; 4th floor—linotype manufacturing, 15 persons; 5th floor—dress manufacturing, 15 persons; 6th floor—dress manufacturing, 35 persons; 7th floor—lamp shade manufacturing, 15 persons, without a certificate of occupancy; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that the building is now equipped with an approved interior alarm system and is sprinklered throughout with a one source system; that the exits consist of an interior 3 foot wood and steel stair enclosed in wire lath and cement mortar on both sides, partitions with fireproof self-closing doors; that the secondary egress is through a proposed labor law fire escape in front with fireproof windows leading to the street by a counter-balanced stair; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the requirements of the Labor Law, as cited in a decision of the Borough Superintendent, dated June 24, 1960, acting on Alt. App. 956-59, Objection No. 3, and that the appeal be and it hereby is granted on condition that the building shall conform to drawings filed with this application dated July 1, 1960, 3 sheets and January 16, 1962, 6 sheets revised; that the sprinkler system shall be maintained throughout the building and equipped with a central office fire alarm connection; that the rear fire escape shall be left in place and repaired; that aisles shall be maintained as access to the two fire escapes and that exit doors shall be kept unlocked during working hours; that the occupancy of the fourth floor may be changed to school occupancy.

54-61-A

APPLICANT—Casale and Nowell for Encore Enterprises, Incorporated, owner.

SUBJECT—Application January 24, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Sections 61 and 187 of the Multiple Dwelling Law re—manufacturing above second floor and a decision of the Borough Superintendent re—Class 3 construction—commercial use, 3rd floor, re—live load.

PREMISES AFFECTED—1132 Madison Avenue, west side, 22 feet north of East 84th Street, Block 1496, Lot 16, Borough of Manhattan.

APPEARANCES—

For Applicant: Alvin F. Gunther.

ACTION OF BOARD—Appeal withdrawn at the request of the applicant on objection A2.

THE VOTE TO WITHDRAW, ON OBJECTION A2—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

ACTION OF BOARD—Appeal granted on condition as to objection C1 and C2.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent,

dated January 19, 1961 on Alt. Applic. 512-60, reads:

"A2—Manufacturing above the 2nd floor in a Mult. Dwell. contrary to Sect. 61—sub 3 Mult. Dwell. Law.

C1—Proposed commercial use of 3rd story exceeds tabular height limitation of 4.2.1 B.C.

C2—Live load of 120 lbs. per sq. ft. is required."

and

WHEREAS, the applicant states that the building is 20 feet by 63 feet 6 inches in area, 5 stories, 51 feet 10 inches high, of class 3 construction, located in restricted retail use, B area and class 1½ height district, built in 1890, now used and occupied since 1923: cellar—boiler room and storage; 1st floor—beauty salon, 6 persons; 2nd floor—retail store, 4 persons; 3rd floor—office, receiving room and alteration room, 3 persons; 4th and 5th floors—apartments, 2 families each floor; substantially in accordance with Certificate of Occupancy #7561, issued December 31, 1923 against Alt. Applic. 428-23; that the proposed use and occupancy will be the same;

WHEREAS, the applicant states that the manufacturing conducted on the 2nd floor is in the nature of performing minor alterations on women's clothing, which is also retailed on the 2nd floor; that this work is done in the room so designated at the rear of the 2nd floor; that the 3rd floor is occupied as an office and merchandise receiving room, in conjunction with the retail use on the floor below; that neither of the above-described uses are of a hazardous nature, nor do they constitute a nuisance to the tenants of the apartments above; that public halls are fire retarded on both sides with cement plaster on rock lath; that in addition the entire stair enclosure is sprinklered as required by Section 187 M.D.L.; that the existing 3 foot 4 inch wood stair leads directly to the street and also the roof by means of a fire retarded roof bulkhead; that all doors opening from all rooms and apartments to the stair enclosure will be fireproof and equipped with self-closing hinges; that the ceilings of the existing stores on the 1st floor and 2nd floor are fire retarded, and the ceiling of the entire 3rd floor will be fire retarded with gypsum plaster on rock lath; that the existing floor framing will safely sustain a live load of 50 pounds per square foot; that as there will be only 2 persons operating domestic-type sewing machines in the alteration room, the applicant requests that the requirement of 120 pound live load be waived and the present framing deemed adequate; and

WHEREAS, the premises was inspected by a committee of the Board.

RESOLVED, that the decision of the Borough Superintendent, dated January 19, 1961, acting on Alt. Applic. 512/60, Objection Nos. C1 and A2, be and it hereby is modified and that the appeal be and it hereby is granted on condition that the building shall conform to drawings filed with this appeal dated January 24, 1961, 10 sheets; that the manufacturing on the 2nd floor shall be incidental to the sale of dresses; that there shall be no manufacturing above the second floor; that the 3rd floor occupancy shall be for offices and receiving and with liveload posted at 50 pounds; that a new Certificate of Occupancy shall be obtained. Appeal as to Objection A2 is withdrawn since owner is to comply.

242-61-A

APPLICANT—Tablon Realty Corporation, owner.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—47 East Broadway, south side, 315 feet west of Market Street, Block 280, Lot 37, Borough of Manhattan.

APPEARANCES—

For Applicant: Harvey L. Goldstein.

For Administration: Lieut. Michael F. Leen, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

MINUTES

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 4, 1961 on Violation Order No. 480430, reads:

"Provide an approved automatic wet sprinkler system throughout entire building.

Chapter C19-161.0 Administrative Code."

and

WHEREAS, the order of the Fire Commissioner, dated January 31, 1961 on Order No. 359-1, reads:

"1. Install an approved, wet automatic sprinkler system throughout the building having at least one source of water supply, arranged and equipped as per Chapt. 26—Article 16, Adm. Code.—Ch. 19.161.0.a Adm. Code."

and

WHEREAS, the applicant states that the building is 25 feet by 72 feet 6 inches in area, 5 stories, 52 feet high, of class 3 construction, located in retail use, C. area and class 1½ height district, now used and occupied since 1955: cellar and 1st floor—ladies apparel (storage and sales), 5 persons each floor; 2nd floor—light storage, ladies apparel; 3rd floor—stock room, ladies apparel; 4th floor—store room, lt. ath. equipment, 5 persons; 5th floor—vacant, substantially in accordance with Certificate of Occupancy #43738 issued February 9, 1955 against Alt. Applic. 418-53; that the proposed use and occupancy will be the same, except the 4th floor—will be—employment agency, 15 persons; and

WHEREAS, the applicant states that it is the firm belief of the applicant that the order of the Fire Commissioner for the installation of an automatic wet sprinkler system throughout the cellar and building is arbitrary and capricious; that each floor has two exits; one an internal staircase; the other a fire escape; that each floor is a continuous loft, which is not separated by a maze of offices, and in the event of fire, any occupant could easily reach either of these exits; that the use of these premises are in no way hazardous, but rather, their prime use is that of the retail ladies apparel business; that within the applicant's knowledge of this building, there has never been a fire; and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee of the Board found the conditions such that it recommended the appeal be denied.

Resolved, that the orders of the Fire Commissioner acting on Violation Order #480430 dated January 4, 1961 and Order #359-1, dated January 31, 1961, be and they hereby are affirmed and that the appeal be and it hereby is denied.

243-61-A

APPLICANT—Benjamin R. Levinson, for Harry and Frank Paul, owners.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—54 Lispenard Street, south side 240 feet 1¾ inches west of Broadway, Block 194, Lot 29, Borough of Manhattan.

APPEARANCES—

For Applicant: B. R. Levinson.

For Administration: Lieut. Michael F. Leen, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated February 28, 1961 on Order No. 25-1, reads:

"1. Install an approved, wet automatic sprinkler system throughout the entire building having at least one source of water supply, arranged and equipped as per Chapt. 26—1336.0 Adm. Code—Ch. 19.161.0 Adm. Code."

and

WHEREAS, the applicant states that the building is 25 feet 2 inches by 90 feet in area, 5 stories, 74 feet high, of class 3 construction, located in manufacturing use, B area and

class 2 height district, built in 1867, now used and occupied since 1958: cellar—storage; 1st floor—store, 2 persons; 2nd floor—storage; 3rd floor—factory, 6 persons; 4th floor—storage; 5th floor—vacant, without a certificate of occupancy: that the proposed use and occupancy will be: cellar—storage; 1st floor—store, 2 persons; 2nd floor—storage; 3rd, 4th and floor—to be sealed off and remain vacant; that a new Certificate of Occupancy will be obtained; and

WHEREAS, the applicant states that it is proposed to vacate the 3rd, 4th and 5th floors, and to seal off permanently; that a 2 foot 6 inch by 2 foot 6 inch self-closing fireproof door will be provided for purposes of inspection; that the occupancy of the building would then consist of 2 floors and the cellar; that the 1st floor would be occupied as a store by a piece goods merchant using the cellar conjunctively for storage only with no human occupancy; that the 2nd floor would be occupied as storage only of metals such as electric fans, parts, etc.; that here again, there would be no human occupancy; that the economics of the building is such that the cost of installing a sprinkler system is prohibitive; that the owners have secured a preliminary estimate of between \$10,000 to \$12,000 as the cost of installing a sprinkler system to conform to the requirements as prescribed under Chapter C26-1336.0—Ch. 19.161.0 of the Administrative Code; that upon the granting of this appeal, adequate steps would be taken immediately to file with the Department of Buildings for a change in occupancy from a factory use, to a store and storage use; that a Certificate of Occupancy would be requested for a cellar, storage and 2nd floor storage only; and

WHEREAS, the premises was inspected by a committee of the Board:

and

WHEREAS, the representative of the Fire Commissioner stated that the Order No. 25.1 of the Fire Commissioner dated February 28, 1961 has been recinded and Order No. 479018 dated December 9, 1960 has been reinstated.

Resolved, that the order of the Fire Commissioner, dated December 9, 1960, acting on Order #479018 Objection No. 1, be and it hereby is modified and that the appeal be and it hereby is granted on condition that the work shall be done as shown on drawings filed with this appeal dated March 1, 1961, 2 sheets and February 28, 1962, 8 sheets revised; and that a new Certificate of Occupancy shall be obtained by the owner, eliminating occupancy on the 3rd, 4th and 5th floors and eliminating all factory uses in the building.

268-61-A

APPLICANT—Tablon Realty Corporation, owner.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—49 East Broadway, south side, 290 feet west of Market Street, Block 280, Lot 36, Borough of Manhattan.

APPEARANCES—

For Applicant: Harvey L. Goldstein.

For Administration: Lieut. Michael F. Leen, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 4, 1961 on Violation Order No. 480429, reads:

"Provide an approved automatic wet sprinkler system in cellar and throughout bldg.

Chapter C19-161.0 Administrative Code."

WHEREAS, the order of the Fire Commissioner, dated January 31, 1961 on Order No. 359-1, reads:

"1. Install an approved, wet automatic sprinkler system throughout the building having at least one source

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of water supply, arranged and equipped as per Chapt. 26—Article 16, Adm. Code.—Ch. 19.161.0. a Adm. Code.” and

WHEREAS, the applicant states that the building is 25 feet by 69 feet 7 inches in area, 5 stories, 52 feet high, of class 3 construction, located in retail use, C area and class 1½ height district, now used, occupied since 1955: cellar—ladies apparel (storage and sales), 3 persons; 1st floor—ladies apparel (store), 5 persons; 2nd floor—ladies apparel (sales and storage), 2 persons; 3rd floor—vacant; 4th floor—store room, lt. ath. equipment; 5th floor—artist studio, 2 persons; substantially in accordance with Certificate of Occupancy #43737 issued February 9, 1955 against Alt. Applic. 419-53; that the proposed use and occupancy will be the same, except for the 4th floor—artist studio, 2 persons; and

WHEREAS, the applicant states that each floor has 2 exits; one an internal staircase; the other a fire escape; that each floor is a continuous loft, which is not separated by a maze of officers, and in the event of fire, any occupant could easily reach either of these exits; that the use of these premises are in no way hazardous, but rather, their prime use is that of the retail ladies apparel business; that since the applicant's knowledge of this building, there has never been a fire, and the present use almost entirely precludes any advent of fire; and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended the appeal be denied.

Resolved, that the orders of the Fire Commissioner, dated January 4, 1961, re—Violation Order #480429 and Order #359-1, dated January 31, 1961, Objection No. 1, be and they hereby are affirmed and that the appeal be and it hereby is denied.

1408-61-A

APPLICANT—Hector Ferreras for Fred Goldhirsch, owner.

SUBJECT—Application September 6, 1961—filed pursuant to Section 36, Article III of the General City Law, re—building not facing on a legal street.

PREMISES AFFECTED—194 Seidman Avenue, west side, 37.76 feet north of Koch Boulevard, Block 5363, Lot 44, Eltingville, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras and Alvin Rubenstein.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated August 29, 1961 on N.B. Applic. 753-60, reads:

“1. The streets giving access to these proposed new buildings are not included on the official map of the City of New York and is contrary to Art. III, Para. 36 of the General City Law.”

and
WHEREAS, the applicant states that the building will be 5 feet by 37 feet in area, 1 story, 17 feet high, of class 4 construction, located in residence use, E area and class 1 height district; and

WHEREAS, the applicant states that the proposed building will be a one family dwelling; that the existing grades at the north side of the lot line is 105.0 feet and the proposed tentative grade as approved by the Board of Estimate is 96.2 feet; that the inside grades have an average elevation of 100.3 feet; that this will facilitate the building of the house way above the tentative adopted grades for this lot; that the owner is developing the area bounded by Koch Boulevard, Woods of Arden Road, Shirley Avenue and Arden Avenue; that he employed the firm of Carlton H. Ettlinger to prepare a final map for the above mentioned area which has been submitted to the City officials for approval; that plans for private sewer lines for the above

mentioned area have been submitted and approved by the Borough President's office; that said sewer lines will lie on Seidman Avenue right in front of this proposed building; that due to some circumstances beyond owner's control, the owner was not able to final map Seidman Avenue north of Koch Boulevard; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, acting on N.B. Applic. 753-60, Objection No. 1, dated August 29, 1961, be and it hereby is modified under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is granted on condition that the building shall conform with drawing filed with this appeal, dated September 6, 1961, 1 sheet; that the owner shall construct temporary sidewalk, curb, curb cut and paving to the center of the street, in accordance with the standards of the Borough President's office; that a Certificate of Occupancy shall be obtained; and that a copy of this resolution shall be printed on the fact of the Certificate of Occupancy.

1409-61-A

APPLICANT—Hector Ferreras for Fred Goldhirsch, owner.

SUBJECT—Application September 6, 1961—filed pursuant to Section 36, Article III of the General City Law, re—building not facing on a legal street.

PREMISES AFFECTED—186 Seidman Avenue, east side, 64.42 feet north of Koch Boulevard, Block 5362, Lot 53, Eltingville, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras and Alvin Rubenstein.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated August 29, 1961 on N.B. Applic. 751-60, reads:

“1. The streets giving access to these proposed new buildings are not included on the official map of the City of New York and is contrary to Art. III, Para. 36 of the General City Law.”

and

WHEREAS, the applicant states that the building will be 25 feet by 37 feet in area, 1 story, 17 feet high, of class 4 construction, located in residence use, E area and class 1 height district; and

WHEREAS, the applicant states that the proposed building will be a one family dwelling; that the existing grades at the north side of the lot line is 105.0 feet and the proposed tentative grade as approved by the Board of Estimate is 96.2 feet; that the inside grades have an average elevation of 100.3 feet; that this will facilitate the building of the house way above the tentative adopted grades for this lot; that the owner is developing the area bounded by Koch Boulevard, Woods of Arden Road, Shirley Avenue and Arden Avenue; that he employed the firm of Carlton H. Ettlinger to prepare a final map for the above mentioned area which has been submitted to the City officials for approval; that plans for private sewer lines for the above mentioned area have been submitted and approved by the Borough President's office; that said sewer lines will lie on Seidman Avenue right in front of this proposed building; that due to some circumstances beyond owner's control, the owner was not able to final map Seidman Avenue north of Koch Boulevard; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, acting on N.B. Applic. 751-60, Objection No. 1, dated

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August 29, 1961, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted*, on condition that the building shall conform with drawings filed with this appeal dated September 6, 1961, 1 sheet; that the owner shall construct temporary sidewalk, curb, curb cut and paving to the center of the street, in accordance with the standards of the Borough President's office; that a Certificate of Occupancy shall be obtained and that a copy of this resolution shall be printed on the face of the Certificate of Occupancy.

1458-61-A

APPLICANT—Albert Melniker for California Oil Company, owner; Isle Fuel Oil Service, lessee.

SUBJECT—Application September 18, 1961—Filed pursuant to Section 36 Art 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—535 Vanderbilt Avenue, 1047 Van Duzer Street, northeast corner, Block 650, Lot 30, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 13, 1961 on N.B. Applic. 862-57, reads:

"1. Final location survey of the building erected under permit issued by the Department of Buildings and in conformance with Board of Standards and Appeals Cal. No. 931-57-BZ indicates that the streets giving access to the structure are not duly placed on the official map, Contrary to Article III, paragraph 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 36.04 by 46.04 feet in area, 1 story, 14 feet high, of class 3 construction, located in retail use, D area and class 1 height district; that the proposed use and occupancy will be: gasoline service station; and

WHEREAS, the applicant states that final plans and permits were obtained from the Department of Buildings and construction proceeded in the normal manner; that all other related approvals were obtained, namely, the approvals for the gasoline storage tanks, the fuel oil storage tank and the electric signs; that all required fees and permits were obtained and all inspections required by all city departments having jurisdiction were made; that upon the completion of the building an application was filed requesting a certificate of occupancy together with a final location survey; that the Certificate of Occupancy was denied by the Richmond office of the Department of Buildings; that the Department has not issued the certificate because of the contention that both Vanderbilt Avenue and Van Duzer Street are not final mapped streets; that both streets are fully paved, fully improved with all utilities, curbs and sidewalks; that both streets have been in use since prior to the consolidation of the City of New York; that both streets are on the maps of Staten Island prior to 1898; that all approvals and permits were obtained and all construction was done in accordance with the approvals obtained and permits issued; that both streets contain numerous buildings, many of them going back to before 1900; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated September 13, 1961, acting on N.B. Applic. 862-57, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is

granted, on condition that the building shall conform to drawings filed with this appeal dated September 18, 1961, 2 sheets; on further condition, that all of the requirements of the resolution adopted by the Board of Standards and Appeals under Calendar Number 931-57-BZ shall be complied with.

1548-61-A

APPLICANT—Hector Ferreras for Robert H. Larsen, owner.

SUBJECT—Application October 9, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—40 Wheeling Avenue, south side, 100 feet east Queensdale Street, Block 6855, Lot 7, Great Kills, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated October 6, 1961 on N.B. Applic. 274-61, reads:

"1. The streets giving access to these proposed new buildings are not included on the official map of the City of New York and is contrary to Art. III Para. 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 23 by 41 feet in area, 1 story, 15 feet high, of class 4 construction, located in residence use, E area, to be used and occupied as a one family dwelling; and

WHEREAS, the applicant states that the street which this building fronts is macadam paved in good condition with curbs and sidewalks; that there is telephone, electricity and gas on the east side of the street and water supply and fire hydrant on the west side of the street; that the east side of the street on the block from Queensdale Street to the dead end has an existing two houses in the \$12,000 to \$15,000 bracket, on the west side of the street there are an existing five houses of the same type; that the record line shows a 60 foot existing street and there are tentative approved grades for this street and the house will be built accordingly; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated October 6, 1961, acting on N.B. Applic. 274-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law and that the appeal be and it hereby is *granted*, on condition that the building shall conform to drawing filed with this appeal dated October 9, 1961, 1 sheet; on further condition, that the owner shall construct temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President; that a Certificate of Occupancy shall be obtained; and that the wording of this resolution shall appear on the face of the Certificate of Occupancy.

1562-61-A

APPLICANT—Aaron Halpern for Frances P. Headley, owner.

SUBJECT—Application October 5, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal Street.

PREMISES AFFECTED—45 Elizabeth Avenue, southwest corner of Richmond Terrace, Block 150, Lot 9, Stapleton, Borough of Richmond.

APPEARANCES—

For Applicant: Aaron Halpern and Bernard Trachtenberg.

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ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 26, 1961 on N.B. Applic. 715-60, reads:

"1. The streets giving access to this construction are not on an official map of the City of New York and is contrary to General City Law, Art. III par. 36."

and
WHEREAS, the applicant states that the building will be 61 feet by 28 feet in area, 1 story, 15 feet high, of class 3 construction, located in business use, C area and class 1½ height district; that the proposed use and occupancy will be: gasoline service station, office, auto washing (non-automatic), lubrication accessory sales, minor repairs with hand tools only, auto safety inspection station and parking and storage of motor vehicles, 5 persons; and

WHEREAS, the applicant states that both streets have been in continual use for many years; that the streets are paved, with curbs and sidewalks and have city sewers; that there are gas and water lines in the streets; that there are existing structures within close proximity, both directly across the street and on either side; that the streets are improved; that for all practical purposes, this is the only vacant land in the block; that the building will be set back a sufficient distance from the streets so that, in the event of a widening, the proposed building will not be affected; that if this appeal is not granted, the property becomes absolutely valueless to the owner; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated September 26, 1961, acting on N.B. Applic. 715-60, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted*, on condition that the building shall conform to drawing filed with this appeal dated October 5, 1961, 1 sheet; that the owner shall comply with all of the requirements of the resolution adopted by the Board under Calendar Number 634-60-3Z; and that the wall along Elizabeth Avenue shall be maintained to within 30 feet of the corner of Richmond Terrace.

724-61-A

APPLICANT—Henry George Greene for Lucy Mines, owner.

SUBJECT—Application November 15, 1961—Filed pursuant to Section 35 Art #3 of the General City Law re—building in bed of mapped street.

PREMISES AFFECTED—88-34 to 88-40 161st Street, west side, 243.3 feet north of 89th Avenue, Block 9764, Lots 77, 80, 81 and 126, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: J. G. L. Molloy and Henry George Greene.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 10, 1961 on N.B. Applic. 2973-61, reads:

"3M—Erection of proposed bldg. in bed of a mapped street (160th Street) is contrary to Art. 3 Sec. 35 General City Law."

and
WHEREAS, the applicant states that the proposed building will in part extend into the bed of the mapped 160th Street; that this section (between 89th & 90th Avenues) was recently moved from the City maps and a multi-family apartment

building permitted to be erected; that the short section of mapped street thus remaining would serve very little purpose; that on the contrary, it would so severely affect the subject premises as to make it economically unsound for proper residential improvement; that in addition to cutting across the rear of the subject site, it would continue through three sites immediately to the south; that the sites affected would also suffer extreme damage; that the building immediately adjacent (lot #82) would have to be severely aborted; that the next adjoining site (Lots #87, 90, 91 and 97) upon which the Whitman Hotel stands, would lose the greater part of its parking area; that a portion of the Church property on Lot #1 would also have to be taken for this useless purpose; that the advantage gained in projecting this street are nil; that the disadvantages are very great; that the City would also be party to these losses by the great drop in property value; that the depreciation of land and improvements would produce much less tax revenue without accomplishing any practical purpose; that the reason for the proposed mapped street was that at some time in the future it was intended to tie together the storm sewer line system of 160th Street and 88th Avenue with that now present in 89th Avenue; that if this became necessary at any later date, it would be entirely possible for such a proposed connective arrangement to be made, without the need of a street, by means of easement rights granted to the City across the extreme rear of the subject properties, without adversely affecting the subject properties and those immediately involved; that the owners of the subject site are willing to set aside a portion of the rear part of their land as a permanent easement for any future need for connecting sewer referred to in the original statement of facts; that any rearrangement of the entrance and area involved of the sub-grade garage space would be redesigned to suit such easement requirements; and

WHEREAS, the Appeal has been discussed by the Board, which has decided that the appeal should be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated November 10, 1961, acting on N.B. Applic. 2973-61, Objection No. 3M, be and it hereby is *modified* under the powers vested in the Board by Section 35 of the General City Law, and that the appeal be and it hereby is *granted*, on condition that the building shall conform to drawings filed with this appeal dated November 15, 1961, 3 sheets and February 2, 1962, 1 sheet; on further condition, that the owner shall provide an easement without cost to the City for construction and maintenance of sewer line across the property provided the Borough President decides the sewer is needed.

1761-61-A

APPLICANT—Hector Ferreras for Marion Koehler, owner.

SUBJECT—Application November 28, 1961—Filed pursuant to Section 36 Art 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—815 Delafield Avenue, north side, 312.50 feet east of Greenleaf Avenue, Block 232, Lott 25, West Brighton, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 27, 1961 on N.B. Applic. 1464-61, reads:

"1. The streets giving access to this proposed new building are not included on the official map of the City of New York and is contrary to Art. III Para. 36 of the General City Law."

and
WHEREAS, the applicant states that the building will be

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39 feet 6 inches by 75 feet in area, 2 stories, 22 feet high, of class 4 construction, located in residence use and E area; that the proposed use and occupancy will be: 2 family residence; and

WHEREAS, the applicant states that the area although not finally mapped is completely built up and this is the only empty lot on the entire block; that it is all composed of one and two family detached residences; that the streets have water mains and fire hydrants on the north side; that it has gas, electricity and telephone wires on the south side; that it is fully paved with macadam pavement and has curbs and sidewalks; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated November 27, 1961, acting on N.B. Applic. 1464-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted*, on condition that the building shall conform to drawings filed with this appeal dated November 28, 1961, 1 sheet; on further condition, that the owner shall construct a temporary sidewalk, curb, curb cuts and pavement to the center of the street in accordance with the standards of the Borough President's office; that a Certificate of Occupancy shall be obtained; and that the wording of this resolution shall be shown on the face of the Certificate of Occupancy.

1795-61-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application December 5, 1961—Filed pursuant to Section 36 Art 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—25 Marble Street, north side, 148.36 feet west of Watchogue Road, Block 458, Lot 85, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 6, 1961 on N.B. Applic. 1521-61, reads:

"1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Artic. III Sec. 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 26 feet by 46 feet 4 inches in area, 1 story, of class 4 construction, located in residence use, E area and class 1 height district; that the proposed use and occupancy will be: one family dwelling and one car off-street parking; and

WHEREAS, the applicant states that the street in which the property in question faces is one that has utilities in place and in use; that water, electricity, gas and telephone services are in the street; that this street connects to Watchogue Road, a final mapped street; that sewer plans have been filed and approved by the Sewer Department, Borough of Richmond, and a sewer contract has been let; that the street width of 60 feet has been established and the proposed location of buildings to the lines with the street comply with a good deal of latitude to the zoning requirements; that there is no question of zoning, building location or building area involved; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated November 6, 1961, acting on N.B. Applic. 1521-61, Objection No. 1, be and it hereby is *modified* under the powers

vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted*, on condition that the building shall conform to drawings filed with this appeal dated December 5, 1961, 2 sheets; on further condition, that the owner shall construct temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's office; that a Certificate of Occupancy shall be obtained; and that the wording of this resolution shall appear on the face of the Certificate of Occupancy.

1796-61-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application December 5, 1961—Filed pursuant to Section 36 Art 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—59 Marble Street, north side, 151.24 feet east of Seward Place, Block 458, Lot 102, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 6, 1961 on N.B. Applic. 1347-61, reads:

"1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Art. III Sec. 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 26 feet by 46 feet 4 inches in area, 1 story, of class 4 construction, located in residence use, E area and class 1 height district; that the present use and occupancy will be: one family dwelling and one car off-street parking; and

WHEREAS, the applicant states that the street in which the property in question faces is one that has utilities in place and in use; that water, electricity, gas and telephone services are in the street; that this street connects to Watchogue Road, a final mapped street; that sewer plans have been filed and approved by the Sewer Department, Borough of Richmond, and a sewer contract has been let; that the street width of 60 feet has been established and the proposed location of buildings to the lines with the street comply with a good deal of latitude to the zoning requirements; that there is no question of zoning, building location or building area involved; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated November 6, 1961, acting on N.B. Applic. 1347-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted*, on condition that the building shall conform to drawings filed with this appeal dated December 5, 1961, 2 sheets; on further condition, that the owner shall construct temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's office; that a Certificate of Occupancy shall be obtained; and that the wording of this resolution shall appear on the face of the Certificate of Occupancy.

1797-61-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application December 5, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—65 Marble Street, north side,

MINUTES

111.38 feet (111.24 ft. U.S. Std.) east of Seward Place, Block 458, Lot 104, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 6, 1961 on N.B. Applic. 1348-61, reads:

"1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Art. III Sec. 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 26 feet by 46 feet 4 inches in area, 1 story, of class 4 construction, located in residence use, E area and class 1 height district; that the proposed use and occupancy will be: one family dwelling and one car off-street parking; and

WHEREAS, the applicant states that the street in which the property in question faces is one that has utilities in place and in use; that water, electricity, gas and telephone services are in the street; that this street connects to Watchogue Road, a final mapped street; that sewer plans have been filed and approved by the Sewer Department, Borough of Richmond, and a sewer contract has been let; that the street width of 60 feet has been established and the proposed location of buildings to the lines with the street comply with a good deal of latitude to the zoning requirements; that there is no question of zoning, building location or building area involved; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated November 6, 1961 acting on N.B. Applic. 1348-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted*, on condition that the building shall conform to drawings filed with this appeal dated December 5, 1961, 2 sheets; on further condition, that the owner shall construct temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the Standards of the Borough President's office; that a Certificate of Occupancy shall be obtained; and that the wording of this resolution shall appear on the face of the Certificate of Occupancy.

1819-61-A

APPLICANT—Sidney Astor for Jacob Goodman, owner.

SUBJECT—Application December 5, 1961—Appeal from a decision of the Borough Superintendent re—enclosure for car hoist, egress, wall panels etc.

PREMISES AFFECTED—307 West 44th Street, north side, 100 feet west of 8th Avenue, Block 1035, Lot 28, Borough of Manhattan.

APPEARANCES—

For Applicant: Sidney Astor, S. E. Mussey and J. W. Gottesman.

ACTION OF BOARD—Appeal withdrawn at the request of the applicant on objection C-3.

THE VOTE TO WITHDRAW ON OBJECTION C-3—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

ACTION OF BOARD—Appeal granted on condition as to objections C-1 and C-2.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 17, 1961 on N.B. Applic. 91-61, reads:

"C1—Provide a 3 hour enclosure for car hoist as per C 26-638 AC with openings permitted with 1½ hour FPSC protective assemblies as per C 26-663.0 (b) AC.

C-2—Note: The proposed use of this building is permitted under the New Zoning Resolution. It is not permitted under present Zoning Resolution. No permit will be issued before December 15, 1961.

Provide two required means of egress (one of which is a fire tower) as per C 26-272.0 (b-3) AC.

C-3—Provide 2 hour exterior wall (panel) as per C 26-230.0 AC. Unenclosed openings in front and rear walls, all floors, not acceptable. Also, show compliance with C 26-649.0 AC."

and

WHEREAS, the applicant states that the building will be 25 feet by 85 feet in area, 15 stories, 133.75 feet high, of class 1 construction, located in retail-1 use district, 2 height district, and "B" area district as indicated on the present zoning maps, and in a C6-4 use district as indicated on the new zoning maps; and to be used as an open type parking garage for less than 150 cars; and

WHEREAS, the applicant states that all openings for car hoist below grade will be provided with 1½ hour constructed protective assemblies, and that no fire protective assemblies or enclosures will be provided on the 1st to 15th levels inclusive; that the omission of the fire protective assemblies or enclosures is respectfully requested due to the fact, that only the operator of the car hoist and passenger vehicle will be permitted in the car hoist shaft, and when the hoist platform is located at a level, no protection is necessary; that this is as permitted in Section C 26-257.1, subdivision k and m of the Administrative Building Code; that the means of egress being provided are two exterior stairs, similar in all respects to the means of egress required for a ten level garage; that both means of egress will lead directly to the street and are to be readily accessible; that this is as permitted in Section C 26-257.1 subdivision k and l of the Administrative Building Code; that exterior walls are proposed to be constructed of 4 inch concrete block with 2 inch vermiculite; that this construction is similar to two hour construction and is being used due to the unsupported height of 7 feet for the exterior wall panel between floor and spandrel beam; that the openings on the front and rear walls are to be provided with fireproof self-closing doors and fusible link grilles; that due to the very small area of floors above grade, namely 1,625 square feet in area, that the requirements of open parking garages be permitted for the 15 level, 133 foot 9 inch high garage; that the construction of this garage is necessary to relieve the traffic problem and is in keeping with the current thinking, of the Mayor's Committee on off-street parking, for providing off-street parking facilities; that a strict interpretation of the Administrative Code would result in a practical difficulty, and that the granting of the variance being applied for, would be in harmony with the general purpose of the Administrative Code; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated November 17, 1961, acting on N.B. Applic. 91-61, Objection Nos. C1 and C2, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this application dated December 5, 1961, one sheet and March 12, 1962, 8 sheets revised; that a dry sprinkler system shall be installed throughout all sublevels with a central office fire alarm connection; that all elevator machinery and equipment installed shall be in accordance with the provisions of the Administrative Building Code. Appeal is withdrawn as to Objection C-3 since owner is to comply.

1852-61-A

APPLICANT—Hector Ferreras for Royal Crest Development Corporation, owner.

MINUTES

SUBJECT—Application December 12, 1961—Filed pursuant to Section 36 Art. #3 of the General City Law re building not facing legal street.

PREMISES AFFECTED—1 Leverett Court, southeast corner of Leverett Avenue, Block 4609, Lot 9, Great Kills, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 27, 1961 on N.B. Applic. 693-61, reads:

"1. The streets giving access to these proposed new buildings are not included on the official map of the City of New York and is contrary to Art. III Para. 36 of the General City Law."

and

WHEREAS, the applicant states that the proposed building will be 25 feet 10 inches by 42 feet 4 inches in area, 1 story, 16 feet high, of class 4 construction, located in residence use, E area; that the proposed use and occupancy will be: 1 family dwelling; and

WHEREAS, the applicant states that Leverett Court, which is not a final mapped street, was filed in the County Clerk's Office of the Borough of Richmond by its original owner to be set aside as a street; that the land at present is all raw land but its present owner has filed 55 new buildings, which are 95% sold, in this area, creating a community of his own; that at present we have filed with the Borough President's Office for a private sewer to be built in Leverett Court from Leverett Avenue south so that we will be able to provide the above houses with sanitary sewers; that Leverett Avenue is a final mapped street with established grades and we plan to use the Leverett Avenue grades and proceed south using the existing grades which show 1½ feet higher than the Leverett Avenue final grades; that this will give us enough gradient from the 4th house to Leverett Avenue; that the Department of Water, Gas and Electricity has been requested to place water mains in this street; that Consolidated Edison Company has been requested to place electrical wires for the above street; that the Telephone Company has been requested to place telephone wires for this street; that the Brooklyn Union Gas Company has been requested to place gas service in this street; that all of the above mentioned utility companies will place their respective utilities when we proceed with our construction; that Leverett Court does not contain curbs, sidewalks or paving; that however, before delivery of the house to the new owners, the curbs, sidewalks and paving will be done by the present owner; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated November 27, 1961, acting on N.B. Applic. 693-61 Objection No. 1 be and it hereby is *modified* under powers vested in the Board by Section 36 of the General City Law and that the appeal be and it hereby is *granted on condition* the building conform to drawing filed with this application dated December 12, 1961, 1 sheet; *on further condition* that the owner construct temporary sidewalk, curb, curb cuts and paving to the center of the street in accordance with the standards of the Borough President's office; that a Certificate of Occupancy be obtained; and that the wording of this Resolution appear on the face of the Certificate of Occupancy.

1853-61-A

APPLICANT—Hector Ferreras for Royal Crest Development Corporation, owner.

SUBJECT—Application December 12, 1961—Filed pursuant to Section 36 of the General City Law re—building

not facing legal street.

PREMISES AFFECTED—5 Leverett Court, east side, 47.00 feet south of Leverett Avenue, Block 4609, Lot 7, Great Kills, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 27, 1961, on N.B. Applic. 694-61, reads:

"1. The streets giving access to these proposed new buildings are not included in the official map of the City of New York and is contrary to Art. III Para. 36 of the General City Law."

and

WHEREAS, the applicant states that the proposed building will be 25 feet 10 inches by 42 feet 4 inches in area, 1 story, 16 feet high, of class 4 construction, located in residence use, E area; that the proposed use and occupancy will be: 1 family dwelling; and

WHEREAS, the applicant states that Leverett Court, which is not a final mapped street, was filed in the County Clerk's Office of the Borough of Richmond by its original owner to be set aside as a street; that the land as present is all raw land but its present owner has filed 55 new buildings, which are 95% sold, in this area, creating a community of his own; that at present we have filed with the Borough President's Office for a private sewer to be built in Leverett Court from Leverett Avenue south so that we will be able to provide the above houses with sanitary sewers; that Leverett Avenue is a final mapped street with established grades and we plan to use the Leverett Avenue grades and proceed south using the existing grades which shows 1½ feet higher than the Leverett Avenue final grades; that this will give us enough gradient from the 4th house to Leverett Avenue; that the Department of Water, Gas and Electricity has been requested to place water mains in this street; that Consolidated Edison Company has been requested to place electrical wires for the above street; that the Telephone Company has been requested to place telephone wires for this street; that the Brooklyn Union Gas Company has been requested to place gas service in this street; that all of the above mentioned utility companies will place their respective utilities when we proceed with our construction; that Leverett Court does not contain curbs, sidewalks or paving; that however, before delivery of the house to the new owners, the curbs, sidewalks and paving will be done by the present owner; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated November 27, 1961, acting on N.B. Applic. 694-61 Objection No. 1 be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law and that the appeal be and it hereby is *granted on condition* the building conform to drawing filed with this application dated December 12, 1961, 1 sheet; *on further condition* that the owner construct temporary sidewalk, curb, curb cuts and paving to the center of the street in accordance with the standards of the Borough President's office; that a Certificate of Occupancy be obtained; and that the wording of this Resolution appear on the face of the Certificate of Occupancy.

1854-61-A

APPLICANT—Hector Ferreras for Royal Crest Development Corporation, owner.

SUBJECT—Application December 12, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—9 Leverett Court, east side, 87.00 feet south of Leverett Avenue, Block 4609, Lot 5,

MINUTES

Great Kills, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 27, 1961 on N.B. Applic. 695-61, reads:

"1. The streets giving access to these proposed new buildings are not included on the official map of the City of New York and is contrary to Art. III Para. 36, of the General City Law."

and

WHEREAS, the applicant states that the proposed building will be 25 feet 10 inches by 42 feet 4 inches in area, 1 story, 16 feet high, of class 4 construction, located in residence use, E area; that the proposed use and occupancy will be: 1 family dwelling; and

WHEREAS, the applicant states that Leverett Court, which is not a final mapped street, was filed in the County Clerk's Office of the Borough of Richmond by its original owner to be set aside as a street; that the land as present is all raw land but its present owner has filed 55 new buildings, which are 95% sold, in this area, creating a community of his own; that at present we have filed with the Borough President's Office for a private sewer to be built in Leverett Court from Leverett Avenue south so that we will be able to provide the above houses with sanitary sewers; that Leverett Avenue is a final mapped street with established grades and we plan to use the Leverett Avenue grades and proceed south using the existing grades which shows 1½ feet higher than the Leverett Avenue final grades; that this will give us enough gradient from the 4th house to Leverett Avenue; that the Department of Water, Gas and Electricity has been requested to place water mains in this street; that Consolidated Edison Company has been requested to place electrical wires for the above street; that the Telephone Company has been requested to place telephone wires for this street; that the Brooklyn Union Gas Company has been requested to place gas service in this street; that all of the above mentioned utility companies will place their respective utilities when we proceed with our construction; that Leverett Court does not contain curbs, sidewalks or paving; that however, before delivery of the house to the new owners, the curbs, sidewalks and paving will be done by the present owner; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated November 27, 1961, acting on N.B. Applic. 695-61 Objection No. 1 be and it hereby is *modified and that the appeal be and it hereby is granted on condition*, under the powers vested in the Board by Section 36 of the General City Law the building conform to drawing filed with this application dated December 12, 1961, 1 sheet; *on further condition* that the owner construct temporary sidewalk, curb, curb cuts and paving to the center of the street in accordance with the standards of the Borough President's office; that Certificate of Occupancy be obtained; and that the wording of this Resolution appear on the face of the Certificate of occupancy.

55-61-A

APPLICANT—Hector Ferreras for Royal Crest Development Corporation, owner.

SUBJECT—Application December 12, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—13 Leverett Court, east side, 127.0 feet south of Leverett Avenue, Block 4609, Lot 3, Great Kills, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 27, 1961 on N.B. Applic. 696-61, reads:

"1. The streets giving access to these proposed new buildings are not included on the official map of the City of New York and is contrary to Art. III, Para. 36 of the General City Law."

and

WHEREAS, the applicant states that the proposed building will be 25 feet 10 inches by 42 feet 4 inches in area, 1 story, 16 feet high, of class 4 construction, located in residence use, E area; that the proposed use and occupancy will be: 1 family dwelling; and

WHEREAS, the applicant states at Leverett Court, which is not a final mapped street, was filed in the County Clerk's Office of the Borough of Richmond by its original owner to be set aside as a street; that the land as present is all raw land but its present owner has filed 55 new buildings, which are 95% sold, in this area, creating a community of his own; that at present we have filed with the Borough President's Office for a private sewer to be built in Leverett Court from Leverett Avenue south so that we will be able to provide the above houses with sanitary sewers; that Leverett Avenue is a final mapped street with established grades and we plan to use the Leverett Avenue grades and proceed south using the existing grades which shows 1½ feet higher than the Leverett Avenue final grades; that this will give use enough gradient from the 4th house to Leverett Avenue; that the Department of Water, Gas and Electricity has been requested to place water mains in this street; that Consolidated Edison Company has been requested to place electrical wires for the above street; that the Telephone Company has been requested to place telephone wires for this street; that the Brooklyn Union Gas Company has been requested to place gas service in this street; that all of the above mentioned utility companies will place their respective utilities when we proceed with our construction; that Leverett Court does not contain curbs, sidewalks or paving; that however, before delivery of the house to the new owners, the curbs, sidewalks and paving will be done by the present owner; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated November 27, 1961, acting on N.B. Applic. 696-61 Objection No. 1 be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law and that the appeal be and it hereby is *granted on condition* the building conform to drawing filed with this application dated December 12, 1961, 1 sheet; *on further condition* that the owner construct temporary sidewalk, curb, curb cuts and paving to the center of the street in accordance with the standards of the Borough President's office; that a Certificate of Occupancy be obtained; and that the wording of this Resolution appear on the face of the Certificate of Occupancy.

39-62-A

APPLICANT—George J. Sole for St. Joseph R. C. Church, owner.

SUBJECT—Application January 9, 1962—filed pursuant to Section 36 of the General City Law re—proposed building does not front on a legal street, parochial school.

PREMISES AFFECTED—139 St. Mary's Avenue and 467 Tompkins Avenue, northwest corner, Block 2846, Lot 1, Rosebank, Borough of Richmond.

APPEARANCES—

For Applicant: Joseph A. Schwartzman and A. R. Sole.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

MINUTES

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 3, 1962 on N.B. Applic. 1358-61, reads:

"1. The streets giving access to the proposed structure are not duly placed on the official map. Therefore, no permit can be issued for the erection of any building, as per paragraph 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 167 feet 8 inches by 56 feet in area, 2 stories, 26 feet 8 inches high, of class 1 construction, located in retail and unrestricted use, D and A area and class 1½ height district; that the proposed use and occupancy will be a school; and

WHEREAS, the applicant states that the proposed school is to be erected at the intersection of Tompkins and St. Mary's Avenues, streets which are fully developed and in use; that along St. Mary's Avenue, on the same side of the proposed school site as well as on the opposite side of St. Mary's Avenue there are existing buildings built right on the building line; that although St. Mary's Avenue is not duly placed on the official map it is a functioning street, paved with macadam, has all the utilities and sidewalks; that adjacent to the school site is the rectory and on the opposite corner, fronting Tompkins Avenue, between St. Mary's Avenue and Shaughnessy Lane stands the newly erected St. Joseph R. C. Church; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated January 3, 1962, acting on N. B. Applic. 1358-61 Objection No. 1 be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law and that the appeal be and it hereby is *granted on condition* the building conform to drawings filed with this application dated January 9, 1962, 2 sheets; and that a Certificate of Occupancy be obtained.

542-59-A—Vol. II

APPLICANT—Dutt Realty Corporation, owner; Richardson and Dutt, Inc., lessee.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—re Appeal from an order and decision of the Fire Commissioner—re defective shutters; previously granted on condition.

PREMISES AFFECTED—58-60 Greene Street, east side, 101 feet north of Broome Street, Block 485, Lots 1 and 2, Borough of Manhattan.

APPEARANCES—

For Applicant: Milton Annis.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert and Commissioner Klein 3
Negative: Commissioner Fox 1
Absent: Commissioner Becker 1

773-61-A

APPLICANT—Simon B. Zelnik for Samuel Bialik, owner.
SUBJECT—Application May 24, 1961—Appeal from a decision of the Borough Superintendent re—frame storage shed, wood frame sheds etc.

PREMISES AFFECTED—5240 Independence Avenue, east side, 289.98 feet north of West 252nd Street, Block 3424, Lot 275, Borough of the Bronx.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal *withdrawn* at request of applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative 0
Absent: Commissioner Becker 1

1392-61-A

APPLICANT—Mihran, Altoonian for J. Chiercio, owner; Bayside Community Church of God in Christ, lessee.

SUBJECT—Application August 31, 1961—Appeal from a decision of the Borough Superintendent re—Frame church, area and height in excess.

PREMISES AFFECTED—208-16 Northern Boulevard, south side, 150 feet west of Oceania Street, Block 7305, Lot 27, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Mihran M. Altoonian.

ACTION OF BOARD—Appeal *withdrawn* at request of applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative 0
Absent: Commissioner Becker 1

264-60-A

APPLICANT—William H. Heidtmann for Childrens Aid Society, owner.

SUBJECT—Application for consideration—reopening for dismissal—Appeal from an order and decision of the Fire Commissioner—re automatic sprinkler.

PREMISES AFFECTED—219-221 Sullivan Street, east side, 191 feet south of West 3rd Street, Block 539, Lot 6, Borough of Manhattan.

APPEARANCES—

For Applicant: William N. Heidtmann.

ACTION OF BOARD—Application dismissed for lack of prosecution by the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative 0
Absent: Commissioner Becker 1

1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law—re height and bulk.

PREMISES AFFECTED—117 East 71st Street north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to April 17, 1962, at 2 P.M. on written request of applicant, for decision.

752-29-BZ—Vol. IV

APPLICANT—Leonard F. Rothkrug for Walbell Real Estate Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution and extension of time to obtain Certificate of Occupancy which expired March 3, 1960—decision of the Borough Superintendent; previously granted on condition, under Sections 7f, 7i and 21 of the Zoning Resolution, to permit partly in a business use and partly in manufacturing use, C area district, the extension of the accessory motor vehicle repair shop building, hand tools only, no welding or spraying, using more than the permitted area, and the maintenance of the gasoline service station all for a temporary term of ten (10) years.

PREMISES AFFECTED—8801-8809 4th Avenue, south-east corner of 88th Street, Block 6065, Lot 6, Borough of Brooklyn.

MINUTES

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened resolution amended and time extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, this application was amended by the Board as Vol. IV, on March 3, 1959, on certain conditions; and

WHEREAS, the resolution was amended on March 15, 1960; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on December 20, 1949, as amended through March 15, 1960, by adding thereto:

"that in the event the owner desires to forego the use of a portion of the building as a plastics factory and revert the use heretofore permits, and to omit the gasoline service station along the 4th Avenue frontage and substitute accessory parking, such changes shall be permitted, on condition that the premises shall be arranged and used substantially as shown on revised drawing marked 'Received December 8, 1961,' one sheet, and that other than as herein amended the resolution above cited shall be complied with in all respects,"

and further amended as to the time to obtain permits and complete the work so that as amended this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this amended resolution; and that a new Certificate of Occupancy shall be obtained." (Amend. to Alt. 1103-58.)

619-41-BZ—Vol. II

APPLICANT—Humble Oil and Refining Company, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired December 4, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a residence and local retail use district, the extension in area of existing gasoline service station, and reconstruction of station and building to include lubritorium, auto laundry and motor vehicle repair shop.

PREMISES AFFECTED—218-02 Hillside Avenue and 88-01 218th Street, southeast corner, Block 10678, Lot 1, Queens Village, Borough of Queens.

APPEARANCES—
For Applicant: Joseph B. Lynch.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, this application was amended by the Board as Vol. II, on July 25, 1950, on certain conditions; and

WHEREAS, the resolution was last amended on July 24, 1956; and

WHEREAS, time to obtain permits and complete the work was extended on September 11, 1956; and

WHEREAS, the term of variance was extended on December 4, 1956; and

WHEREAS, the applicant requested a further extension of the term of variance.

Resolved, that the Board of Standards and Appeal does hereby amend the resolution adopted on December 16, 1941, as amended through December 4, 1956, by adding thereto:

"that the use of the wood picket fence, permitted by the resolution adopted by the Board on December 18,

1951, may be continued for a term of ten years from the date of this amended resolution, on condition that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained." (Alt. 855/56)

519-54-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Joseph Weiss and Sons, Inc., and Francis H. Wikier, owners.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired February 7, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7a and 21 of the Zoning Resolution, permitting in a business and residence use and C area district, to extend the present use of monumental works to an adjoining Lot 107 and erect a metal shed over the present traveling crane occupying more than the area permitted.

PREMISES AFFECTED—928-940 Jamaica Avenue and 1-35 Lincoln Avenue, southeast corner and 2-8 Nicholas Avenue, Block 4109, Lots 91 and 107, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. II, on January 14, 1958 on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on February 7, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on December 7, 1954, as amended through February 7, 1961 only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that permit shall be obtained and work completed with one year from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 1588/57)

538-59-BZ

APPLICANT—Haus and Bresin for Ralph DiDomenico, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired January 31, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a business use district, the erection and maintenance of a gasoline service station, auto washing non-automatic, lubrication, office, sale of auto accessories, minor repairs with hand tools only and the parking and storage of motor vehicles, for a temporary term of fifteen (15) years.

PREMISES AFFECTED—163-10 Cross Bay Boulevard and 92-12 163rd Avenue, southwest corner, Block 14076, Lots 55 and 115, Howard Beach, Borough of Queens.

APPEARANCES—

For Applicant: T. Hartnett.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

MINUTES

THE RESOLUTION—

WHEREAS, this application was granted by the Board on January 26, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on January 31, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on January 26, 1960, as *amended* on January 31, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 2551/59)

645-59-BZ

APPLICANT—Humble Oil and Refining Company, owner.
SUBJECT—Application for consideration—reopening for extension of time to complete which expired January 24, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7f of the Zoning Resolution, permitting in a business use district, increase in area of the present gasoline service station, install three new pumps, two new curb cuts and a post standard and sign.

PREMISES AFFECTED—10802-10824 Flatlands Avenue, southeast corner of East 108th Street, Block 8235, Lots 1, 2 and 8, Borough of Brooklyn.

APPEARANCES—

For Applicant: Joseph B. Lynch.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on January 12, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on January 24, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on January 12, 1960, as *amended* on January 24, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 1792/59)

593-60-BZ—Vol. II

APPLICANT—Burke and Groh for John Anzalone, owner.
SUBJECT—Application for consideration—reopening for extension of time to complete which expired December 13, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7a and 21 of the Zoning Resolution, permitting in a residence use D area district, the continuance of the present use of the existing frame building for office, the masonry shed for storage, the metal garage and mechanical concrete loader and the sale of ready mixed concrete with the masonry storage shed and metal garage in the rear yard in a D area district.

PREMISES AFFECTED—111-59 to 111-69 44th Avenue, north side, 225.33 feet west of 114th Street, Block 2016, Lots 62, 63, 64 and 65, Corona, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on December 13, 1960, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 13, 1960, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 429/60)

937-60-BZ

APPLICANT—Lama, Proskauer and Prober for Yolanda Radici, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a restricted retail use district, the erection and maintenance of a gasoline service station, lubritorium, car washing, non-automatic, minor auto repairs, ground sign and parking of cars awaiting service, for a term of twenty (20) years.

PREMISES AFFECTED—5812-5822 Glenwood Road, south side, from East 59th Street to Paerdegat Avenue, south, 820-838 East 59th Street and 801-815 Paerdegat Avenue, Block 7978, Lot 60, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and resolution *amended*.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on July 18, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 18, 1961 by adding thereto:

"that the accessory building may be reduced in area and constructed substantially as shown on revised drawing of proposed conditions marked 'Received February 19, 1962,' 1 sheet, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 2462/60)

187-51-BZ

APPLICANT—George H. Mack for Delwell Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired July 24, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7f of the Zoning Resolution, permitting in a business use district, the proposed occupancy of a storage garage, for a term of years.

PREMISES AFFECTED—5905-5923 16th Avenue, northeast corner of 60th Street, Block 5510, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: G. F. Bakerman.

ACTION OF BOARD—Application reopened and set for hearing on April 10, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision

MINUTES

of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

70-55-BZ

APPLICANT—Harry Silverman for Eastern Cold Storage Insulation Company, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete, expired January 31, 1962 and extension of term of variance, expired January 31, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 21 of the Zoning Resolution, permitting in a retail and restricted retail use districts, the change in use of cellar of 142 East 41st Street, Lot 44, from storage to storage garage and also provide openings in wall of building to east on Lot 41 and also to use the roof of building at 144-148 East 41st Street, Lot 41, for parking of cars; and permitting the extension of garage use into proposed newly excavated cellar and newly constructed fireproof roof at 145-147 East 40th Street, Lots 29 and 39, building to be reduced to 1 story and permitted the extension in rear of building using more than the area permitted.

PREMISES AFFECTED—142-148 East 41st Street and 145-147 East 40th Street, north side, 150 feet west of 3rd Avenue, Block 1295, Lots 29, 39, 41 and 44, Borough of Manhattan.

APPEARANCES—

For Applicant: Harry Silverman.

ACTION OF BOARD—Application reopened and set for hearing on April 10, 1962, at 10 A.M., to consider extension of the term of the variance and time to obtain permits and complete the work, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice, applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

956-55-BZ

APPLICANT—Jacob W. Sherman for The House of Gold, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired January 22, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence use district, the proposed change of occupancy from garage for more than 5 motor vehicles to wholesale storage and shipping of matches, tobacco and candy products, with loading and unloading space.

PREMISES AFFECTED—248-252 Pulaski Street, south side, 266 feet 3½ inches west of Throop Avenue, Block 1777, Lot 15, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and set for hearing on April 10, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

557-56-BZ

APPLICANT—DeRose and Cavalieri for Angelina Coscia, vendee under contract; Vincent J. Velella, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired February 13, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a residence use district, the parking lot for more than 5 motor vehicles.

PREMISES AFFECTED—435 East 117th Street, north side, 218 feet west of Paladino Avenue, Block 1711, Lot 16, Borough of Manhattan.

APPEARANCES—

For Applicant: George J. Cavalieri.

ACTION OF BOARD—Application reopened and set for hearing on April 10, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

558-56-BZ

APPLICANT—DeRose and Cavalieri for Angelina Coscia, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired February 13, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a residence use district, the parking lot for more than 5 motor vehicles.

PREMISES AFFECTED—450 East 117th Street, south side, 94 feet west of Paladino Avenue, Block 1710, Lot 130 (formerly Lot 30½), Borough of Manhattan.

APPEARANCES—

For Applicant: George J. Cavalieri.

ACTION OF BOARD—Application reopened and set for hearing on April 10, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

227-57-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Tremarco Corporation, owner.

SUBJECT—Application for consideration—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a residence use district, the erection on the portion of the premises fronting on Queens Midtown Service Road only, of a gasoline service station, lubritorium, car washing, non automatic, minor repairs with hand tools, office, sales and storage of auto accessories and parking of cars waiting to be serviced on the portion of the premises

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fronting on 57th Drive, the outdoor parking of cars with ground signs in a residence use district for a stated term of 15 years.

PREMISES AFFECTED—69-79 to 69-99 (69-89 official) Queens Midtown Expressway, north side, 210-59 feet west of Mazeau Street and 70-02 57th Drive, Block 2799, Lot 152, Maspeth, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application dismissed for lack of prosecution by the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative 0
Absent: Commissioner Becker 1

294-57-BZ

APPLICANT—Frank Negrón, owner; Domingo Leon, lessee.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired February 2, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, the change in occupancy of an existing one story building from a three car garage to a motor vehicles repair shop for minor repairs with hand tools only.

PREMISES AFFECTED—842 East 150th Street and 574 Union Avenue, southeast corner, Block 2674, Lot 6, Borough of The Bronx.

APPEARANCES—

For Applicant: Theodore Stephens and Frank Negrón.

ACTION OF BOARD—Application reopened and set for hearing on April 10, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

816-59-BZ

APPLICANT—Henry Nordheim for Joma Manufacturing Company, Incorporated, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution and extension of time to complete which expired May 17, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking of motor vehicles of employees of the Joma Manufacturing Company on the adjacent plot and nearby plot, no fees to be charged.

PREMISES AFFECTED—2346-50 Bruckner Boulevard, south side, 190.86 feet west of Zerega Avenue, Block 3700, Lots 31, 32, 33 and 34, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

ACTION OF BOARD—Application reopened and set for hearing on April 10, 1962 at 10, A.M., to consider extension of time to obtain permits and complete the work, which had expired by limitation and amendment of the resolution, requiring a new decision of the Borough Superintendent, which has been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

Adjourned 5:30 P.M.

JAMES P. MULROY, *Secretary*

BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

UNIVERSITY OF ALABAMA

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DIRECTORY

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COURT DECISION.

Matter of N. Y. Central R. R. vs. Foley:—On December 12, 1961, the Board denied the application for reopening as Vol. II, subject to regular procedure, which was previously denied, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district, in an existing eight (8) story railroad terminal building, the erection of three intermediate floors in the waiting room space to be occupied as bowling alleys, sports arena, dining room, bar, lounge, kitchen and snack bar; Calendar Number 814-60-BZ—Vol. I; Premises 71-105 East 42nd Street and 1-31 Vanderbilt Avenue, northeast corner, Block 1280, Lot 1, Borough of Manhattan (Grand Central Terminal).

At Supreme Court, Special Term, Part I, Mr. Justice Greenberg stated in part as follows:

"The modification of the plans by the petitioner did not warrant further action by the Board of Standards and Appeals.

The court is without power to review the action of the board. Whether or not there was a substantial change in the circumstances was for the board to determine.

Accordingly, the order of certiorari is vacated and the petition is dismissed. Settle order."

(N. Y. Law Journal, March 21, 1962, page 14).

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248-62-SM—Owens-Corning Fiberglas Duct System 90A and 90B, manufactured by Owens-Corning Fiberglas Corporation, Material.

249-62-SM—Ammo Booster Tool Model B, fastening in concrete, steel, etc., manufactured by Ammo Products, Incorporated, Material.

250-62-SM—Spark-Safe fabric manufactured by S. Gross & Company, Incorporated, Material.

251-62-A—F.D.—283 to 289 Greene Avenue, north side, 100 feet west of Classon Avenue, Block 1952, Lot 28, Borough of Brooklyn, F.D. Violation Order No. 479570 re—sprinkler.

252-62-A—F.D.—54 to 56 Franklin Street, northeast corner of Cortlandt Alley and Franklin Street, Block 172, Lot 30, Borough of Manhattan, F.D. Violation Order No. 489544, re—sprinkler.

253-62-A—F.D.—41 Park Row, south side, Block 101, Lot 2, Borough of Manhattan, F.D. Order No. 5374-1 re—wet automatic sprinkler.

254-62-A—B.R.—235 St. Mary's Avenue, north side, 62.08 feet south of White Plains Avenue, Block 2969, Lot 4, Rosebank, Borough of Richmond, N.B. 1150-61, re—mapped street.

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256-62-SM—Acrylite, glazing material, manufactured by American Cyanamid Company Building Products Division, Material.

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Wire Glass Rules (Amendment to Rule 505 of Industrial Code)...	Sept. 3, 1946—Vol. 31, No. 36
Zoning Resolution, Rule to Supplement Section 19-A—July 11, 1958.	

Section I, List of Approved Gas Fired Heating Equipment, Gas Burner and Heater Accessories. Oil Fired Heating Equipment and Oil Burner and Heater Accessories, issued June 1, 1955, listing all approvals through May 24, 1955.

Section II, List of Approved Concrete and Clay Products, issued June 27, 1958, listing all approvals through July 2, 1957.

These pamphlets may be purchased at 80 Lafayette Street, Manhattan. Single Copies \$1.25; By Mail—\$1.50 (Cash only). Further Sections will be published, containing other approved materials and appliances.

APRIL 3, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, April 3, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1421-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Carnegie Endowment for International Peace, owner; Chazen's Garage, Incorporated, lessee.

SUBJECT—Application September 11, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a restricted retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—335 East 46th Street, north side, 225 feet west of First Avenue, Block 1339, Lot 17, Borough of Manhattan.

Laid over from January 16, 1962, to January 30, 1962, for hearing at request of applicant; then to February 27, 1962, for hearing, at request of the applicant; then to March 13, 1962, at request of the applicant, to determine if proposed use is in conformity with the new Zoning Resolution; then to April 3, 1962, for hearing; applicant to check with Building Department if permissible under the new Zoning Resolution.

1610-61-BZ

APPLICANT—Roe and Kramer for Samuel N. Tonkin and Jack J. Holland, doing business as 145 East 84th Company, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Section 19B (e) of the Zoning Resolution, to permit in a retail use B area district, the erection of a Multiple Dwelling, 15 stories and penthouse without the required accessory garage.

PREMISES AFFECTED—147-151 East 84th Street, 1241-1249 Lexington Avenue, northeast corner, Block 1513, Lots 20, 22 and 24, Borough of Manhattan.

1617-61-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr., for John M. Charles, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Sections 7e, 19A (j) and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a one story and cellar building for use as retail stores with patron parking in the open area, the proposed building encroaches on the required setback from a mapped street, exceeds the permitted area coverage and does not provide the required loading berth.

PREMISES AFFECTED—766-784 Castle Hill Avenue, east side, from Lafayette Avenue to Virgil Place, 2202-2206 Lafayette Avenue, 2203-2207 Virgil Place, Block 3615, Lot 28, Borough of The Bronx.

1628 61-BZ

APPLICANT—Simon B. Selnik for Salregmar Realty, owner.

SUBJECT—Application October 30, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use district, in an existing five story building occupied on the first floor as bank with storage and locker rooms with the upper floors vacant, the change in occupancy to bank, storage with offices on the upper four stories.

PREMISES AFFECTED—1037 1st Avenue, 360 East 57th Street, southwest corner, Block 1349, Lot 30, Borough of Manhattan.

1632-61-BZ

APPLICANT—Jerome W. Perlstein for 1814 Putnam Avenue Corporation, owner.

SUBJECT—Application October 31, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use district, the change in use of an existing one story building from public garage for more than five (5) cars to a furniture warehouse extending into the residence use district.

PREMISES AFFECTED—1814-1816 Putnam Avenue,

CALENDAR

south side, 90.07 feet east of Seneca Avenue, Block 3463, Lot 15, Ridgewood, Borough of Queens.

1633-61-A

APPLICANT—Jerome W. Perlstein for 1814 Putnam Avenue Corporation, owner.

SUBJECT—Application October 31, 1961—Appeal from a decision of the Borough Superintendent, re—frame portion of existing building at rear.

PREMISES AFFECTED—1814-1816 Putnam Avenue, south side, 90.07 feet east of Seneca Avenue, Block 3463, Lot 15, Ridgewood, Borough of Queens.

1661-61-BZ

APPLICANT—Lama, Proskauer and Prober for Peerless Management Corporation, owner.

SUBJECT—Application October 23, 1961—decision of the Borough Superintendent, under Sections 7f, 7h and 7i of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, car washing, office, sale, storage room, and the parking and storage of motor vehicles in the open area with a ground sign for a temporary term of years.

PREMISES AFFECTED—35-34 to 35-42 (35-38 official) Junction Boulevard, west side, 200.08 feet north of 37th Avenue, Block 1469, Lot 21, Astoria, Borough of Queens.

1675-61-BZ

APPLICANT—Paul Friedman for First National City Trust Company, as trustee; 100 West 57th Street Corporation, long term lessee; 56th Street-Urban Garage Incorporated, sub-lessee.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution and Sec. 60 (3) of the Multiple Dwelling Law, to permit in a business, retail and restricted retail use district in a 20 story and penthouse multiple dwelling now under construction, the use of transient parking spaces in the required accessory garage for a temporary term of twenty one years.

PREMISES AFFECTED—1381-1399 Avenue of the Americas, west side, from 56th Street West to 57th Street West 101-107 West 56th Street, 100 West 57th Street, Block 1009, Lot 29 (former lots 27-34 inclusive 129, 131 and 136), Borough of Manhattan.

1676-61-A

APPLICANT—Paul Friedman for First National City Trust Company, as trustee; 100 West 57th Street Corporation, Long term lessee; 56th Street-Urban Garage Incorporated, sub-lessee.

SUBJECT—Application November 10, 1961—Filed pursuant to Section 60, Subd. 1, b of the Multiple Dwelling Law re—use of excess accessory garage spaces.

PREMISES AFFECTED—1381-1399 Avenue of the Americas, west side, from 56th Street West to 57th Street West 101-107 West 56th Street, 100 West 57th Street, Block 1009, Lot 29 (former lots 27-34 inclusive 129, 131 and 136), Borough of Manhattan.

73-62-BZ

APPLICANT—New York Telephone Company, owner.

SUBJECT—Application January 17, 1962—decision of the Borough Superintendent, under Sections 54-312 and 73-65 of the Zoning Resolution, to permit in a C8-2 district, a three story addition to an existing non-complying telephone exchange building that exceeds the floor area ratio, has less than the required setbacks, the street wall will exceed the permitted height and the building encroaches on the rear yard.

PREMISES AFFECTED—107-20 Queens Boulevard, 107-15 70th Road, southwest corner, Block 3238, Lot 14, Forest Hills, Borough of Queens.

131-62-BZ

APPLICANT—New York Telephone Company, owner.

SUBJECT—Application January 30, 1962—decision of the

Borough Superintendent, under Sections 73-11(g) and 73-65 of the Zoning Resolution, to permit in a R-6 district, the increase in area and a third story addition to an existing telephone exchange building, the enlargement will encroach on the required rear yard.

PREMISES AFFECTED—3001 Kingsbridge Avenue, northwest corner of 230th Street, Block 3403, Lot 1, Borough of The Bronx.

1461-61-BZ

APPLICANT—F. L. Thompson for Joseph LaCapro, owner, doing business as Beaver Auto Service.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business and residence use district within the business portion of the premises, the reconstruction and extension of the uses of an existing gasoline service station to include motor vehicle repairs, car washing, lubritorium and the extension of the parking area into the residence portion of the premises with a ground sign.

PREMISES AFFECTED—145-31 (145-15 Official) Rockaway Boulevard, northwest corner of Inwood Street, Block 12048, Lot 77, South Ozone Park, Borough of Queens.

Laid over from March 13, 1962 to April 3, 1962 for continued hearing; applicant to present proof of service.

1456-61-BZ

APPLICANT—Leonard Lazarus for John Martinelli, owner; Runway 19, Incorporated, lessee.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7h and 19B (e) of the Zoning Resolution, to permit in a residence use F area district, the maintenance of a parking lot to provide parking spaces for a proposed hotel that is not on the same lot.

PREMISES AFFECTED—151-07 North Conduit Boulevard, northeast corner of 151st Place, Block 12133, Lot 1, Jamaica, Borough of Queens.

Laid over from March 20, 1962, to April 3, 1962, at request of applicant, to present brief as to Board's jurisdiction under the new Zoning Resolution; hearing to be continued.

1478-61-BZ

APPLICANT—Leonard Lazarus for John Martinelli and Tobias Miller, owners; Runway 10 Incorporated, lessee.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 19B (e) and 7h of the Zoning Resolution, to permit in a residence use F area district, the maintenance of a parking lot to provide parking spaces for a proposed hotel that is not on the same lot.

PREMISES AFFECTED—150-24 135th Avenue and 150-11 to 150-19 (150-15 official) North Conduit Avenue, and 135-02 to 135-10 151st Place, northwest corner, Block 12132, Lots 22 and 25, Jamaica, Borough of Queens.

Laid over from March 20, 1962, to April 3, 1962, for applicant to submit a brief on Board's jurisdiction under the new amendment to the Zoning Resolution; hearing to be continued.

1575-61-BZ

APPLICANT—De Rose and Cavalieri for Charlotte Parking Corporation, owner.

SUBJECT—Application October 17, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—831 Brady Avenue, north side, 50 feet west of Muliner Avenue, Block 4297, Lots 3 and 5, Borough of The Bronx.

Laid over from March 6, 1962 to March 20, 1962, for applicant to revise application if he wishes to do so; then to April 3, 1962, at the request of the applicant and for inspection for continued hearing.

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25-34-BZ—Vol. III

APPLICANT—Lama, Proskauer and Prober for Nicholas Scandore, owner.

SUBJECT—Application reopened March 6, 1962 for consideration as to extension of term of variance, expired September 18, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c and 21 of the Zoning Resolution, permitting in a residence use district, restaurant, bar, grill and cabaret.

PREMISES AFFECTED—1190-1196 (1188 displayed) Ocean Parkway and 517-529 Avenue L, northwest corner, Block 5495, Lot 1000, Borough of Brooklyn.

543-51-BZ

APPLICANT—Henry George Greene for Gehring Realty Corp. and Mines and Co., owners.

SUBJECT—Application reopened March 6, 1962 for consideration as to extension of term of variance, expired January 29, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in the residence use portion of a lot located in a residence and retail use district, the extension of existing parking and storage of motor vehicles.

PREMISES AFFECTED—183-02 to 183-20 Hillside Avenue and 88-02 to 88-18 184th Street, southwest corner and 88-01 to 88-15 183rd Street, Block 9930, Lots 22, 26, 27, 31 and 39, Jamaica, Borough of Queens.

1018-55-BZ

APPLICANT—Robert Gottlieb for Rose K. Lyons, owner.

SUBJECT—Application reopened March 6, 1962 for consideration as to extension of term of variance, expired November 7, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a local retail use district, a parking lot for more than 5 motor vehicles.

PREMISES AFFECTED—133-135 West 165th Street and 1058-1066 Ogden Avenue, northeast corner, Block 2514, Lot 1, Borough of The Bronx.

553-55-BZ

APPLICANT—Andrew DiCamillo for No. 14 Corporation, owner.

SUBJECT—Application reopened March 6, 1962 for consideration as to extension of term of variance, expired January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of more than 5 motor vehicles.

PREMISES AFFECTED—449-453 Degraw Street, north side, 150 feet west of Bond Street, Block 416, Lots 50, 51, 53 and 152, Borough of Brooklyn.

564-51-BZ

APPLICANT—J. G. L. Molloy for Lawrence A., Charles B. and Raymond E. Benenson, owners.

SUBJECT—Application reopened March 6, 1962 for consideration as to extension of term of variance, expires April 2, 1962—decision of the Borough Superintendent, previously granted on condition under Section 7h of the Zoning Resolution, permitting in a residence and business use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—101-106 Queens Boulevard, south side, 37.14 feet east of 67th Road and 100-26 to 100-36 67th Road, Block 3171, Lots 19, 21 and 23, Forest Hills, Borough of Queens.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

596-32-BZ—Vol III

APPLICANT—Crinnion and Crinnion for Radin Holdings Incorporated, owner; New York General Tire Company, lessee.

SUBJECT—Application reopened October 31, 1961 as Vol-

ume III—decision of the Borough Superintendent, under Sections 7c and 7i of the Zoning Resolution, to permit in a business and residence district, the extension of the uses of an existing one story building used for the sale of tires and garage for 5 motor vehicles located in the business portion of the premises to include wheel alignment and balancing and relining and adjustment of brakes, the open area of the business district to be used for patrons and employees.

PREMISES AFFECTED—619 East Fordham Road, northwest corner of Hughes Avenue, Block 3273, Lot 252, Borough of The Bronx.

Hearing closed—Laid over from January 16, 1962, to January 30, 1962, for hearing because of absence of applicant; then for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

522-31-BZ—Vol. II

APPLICANT—Degenhardt, Miller and Lindberg for The Borden Company, owner.

SUBJECT—Application reopened September 13, 1961 as Volume II—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and unrestricted use district, the change in occupancy of an existing three story building from wagon storage and loading, office, stable, motor vehicle, storage and hay loft to storage garage, milk distributing and the repair of refrigeration equipment.

PREMISES AFFECTED—4902-4912 Glenwood Road and 1071-1121 East 49th Street, south east corner, Block 7733, Lot 21, Borough of Brooklyn.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision, if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

221-32-BZ—Vol. III

APPLICANT—Lama, Proskauer and Prober for Big R. Service Center Incorporated, owner.

SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c, 7i & 7A of the Zoning Resolution, to permit in a business and residence use district, the extension in area and reconstruction of a gasoline service station, previously granted by the Board with accessory uses of lubritorium, minor auto repairs, car washing, storage room, office and sales, locker room, utility room and the parking and storage of motor vehicles in the open area with curb cuts in the residence district and show windows and business entrances within 75 feet of a residence use district.

PREMISES AFFECTED—463-491 Conduit Boulevard and 1016-1040 Liberty Avenue south east corner, and 430-440 Crescent Street, Block 4196, Lot 1, Borough of Brooklyn.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

545-44-BZ—Vol. IV

APPLICANT—Max Siegel Associates for All States Holding Corporation, owner.

SUBJECT—Application reopened November 14, 1961 as Volume IV—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the change in use of the cellar of an existing six story and cellar building from garage to photo studios, showrooms and incidental storage, the upper floors to retain the existing uses of showrooms, school, storage and factory.

PREMISES AFFECTED—415-423 East 53rd Street, north side, 194 feet East of First Avenue and 410-416 East 54th Street, Block 1365, Lot 9, Borough of Manhattan.

Hearing closed—Laid over, without date, for inspection and for decision; if the new Zoning Resolution is amended

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to permit the Board to act; then set for April 3, 1962 for decision.

604-48-BZ—Vol. III

APPLICANT—Lama Proskauer and Prober for 363-373 Prospect Place, Incorporated, owner.

SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c & 19A (j) of the Zoning Resolution, to permit in a unrestricted business and residence use district, the change in use of an existing one story and basement building from public garage to manufacturing and assembly of electric and amusement devices, office and loading and unloading berth less than 12 feet in width and a business sign.

PREMISES AFFECTED—344 St. Marks Avenue, south side, 96 feet 8 inches west of Washington Avenue, and 363-371 Prospect Place, Block 1153, Lot 27, Borough of Brooklyn.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

1727-61-A

APPLICANT—Lama Proskauer and Prober for 363-373 Prospect Place, Incorporated, owner.

SUBJECT—Application filed September 28, 1961—Appeal from a decision of the Borough Superintendent, re exits.

PREMISES AFFECTED—344 St. Marks Avenue, south side, 96 feet, 8 inches, west of Washington Avenue, and 363-373 Prospect Place, Block 1153, Lot 27, Borough of Brooklyn.

160-59-BZ—Vol. II

APPLICANT—Burke and Groh for Catherine, Conchetta, Philomena and James DiJorio, owners.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7i of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station to provide new accessory building, additional gas tanks and pumps and retain the uses of lubritorium, car washing (non-automatic) office and sale of accessories, minor repairs with hand tools only and the parking of cars awaiting service in the open area.

PREMISES AFFECTED—33-21 21st Street, north east corner of 33rd Road, Block 556, Lots 14, 15 and 18, Long Island City, Borough of Queens.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

1376-61-BZ

APPLICANT—Samuel Carr for Franshir Realty Company, Incorporated, owner.

SUBJECT—Application August 28, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use district for a stated term of years, the maintenance of a parking lot for the employees and employers cars of the factory building on Lot 1 of Block 228.

PREMISES AFFECTED—47-33 37th Street, east side, 240 feet north of 48th Avenue, Block 228, Lot 16, Long Island City, Borough of Queens.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

1403-61-BZ

APPLICANT—J. Jacques Stone for Michael Tuch Foundation Incorporated, owner.

SUBJECT—Application September 5, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change

in occupancy of an existing one story building from garage to a warehouse with packaging, mailing, shipping and office for a temporary term of ten (10) years.

PREMISES AFFECTED—560 St. Johns Place, south side, 283 feet 8 inches east of Classon Avenue, Block 1178, Lot 24, Borough of Brooklyn.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

1439-61-BZ

APPLICANT—John J. Tricarico for Glen Terrace Caterers, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension of the proposed accessory parking to an existing catering establishment into the residence portion of the premises.

PREMISES AFFECTED—5305-5315 Avenue N, north side, 40 feet east of East 53rd Street, 1599 East 53rd Street, Block 7878, Lots 4, 7, 11, Borough of Brooklyn.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

1447-61-BZ

APPLICANT—Burke and Groh for Jamaica 169th Street Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use C area district on a plot presently occupied with a frame dwelling, the erection of a one story building for use as a warehouse and office with parking and unloading area, the proposed building exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—170-10 93rd Avenue, south side, 75.06 feet east of 170th Street, Block 10219, Lot 3, Jamaica, Borough of Queens.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

1450-61-BZ

APPLICANT—Leonard F. Rothkrug for Bayview Apartments, Incorporated, owner.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Sections 19B (d) and 21 of the Zoning Resolution, to permit in a residence use, F area district, the reduction of a 124 car accessory garage in an existing multiple dwelling to a 36 car garage and the alteration of the garage space into 16 apartments thereby exceeding the gross floor area and the permitted area coverage.

PREMISES AFFECTED—84-50 169th Street, west side, 165.01 feet north of Gothic Drive, Block 9860, Lot 40, Jamaica, Borough of Queens.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

1451-61-A

APPLICANT—Leonard F. Rothkrug for Bayview Apartments, Incorporated, owner.

SUBJECT—Application September 8, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for a variation of Section 34, subdivision 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—84-50 169th Street, west side, 165.01 feet north of Gothic Drive, Block 9860, Lot 40, Jamaica, Borough of Queens.

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1596-61-BZ

APPLICANT—George Rusciano for Crest Towers and Salvator Realty Corporation, owners.

SUBJECT—Application October 20, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a local retail use D area district, the erection of a one story and basement building for use as bowling alleys with cocktail lounge and snack bar, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—3955 Baychester Avenue, 1950 Strang Avenue, southwest corner, Block 4954, Lots 18, 38 and 42, Borough of The Bronx.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision if; the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision.

831-61-BZ

APPLICANT—Herman Kron for L.B. Oil Company Incorporated, owner.

SUBJECT—Application May 25, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, for a stated term of years, the erection and maintenance of a one story building for use as a car wash, auto repairing, incidental painting of cars and the parking and storage of more than five cars in conjunction with the sale of new and used automobiles.

PREMISES AFFECTED—44-54 Highland Boulevard, 8-10 Fanchon Place, southwest corner, Block 3481, Lot 16, Borough of Brooklyn.

Hearing closed—Laid over from December 19, 1961, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision; then to April 3, 1962, for decision; at request of applicant, for submission of additional plans, etc.

321-61-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for Berg Locmajian, owner.

SUBJECT—Application reopened October 17, 1961 as Volume II—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—3317-3319 Perry Avenue, west side, 450 feet north of Holt Place, Block 3343, Lot 136, Borough of The Bronx.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision; then to April 3, 1962, for applicant to submit revised application since the Board cannot act under the old Zoning Resolution.

659-61-BZ

APPLICANT—Albert Melniker for Frank Esposito, owner.

SUBJECT—Application May 11, 1961—decision of the Borough Superintendent, under Section 7e and 21 of the Zoning Resolution to permit in a residence use 'G-1' area district, the erection of a one story building for use as a retail store with accessory garage, the proposed building encroaches on the required side yard and rear yard.

PREMISES AFFECTED—1856 South Railroad Avenue, 110 Guyon Avenue, southwest corner, Block 4658, Lot 1, Oakwood, Borough of Richmond.

Hearing closed—Laid over from July 11, 1961 to July 25, 1961, for inspection and decision; laid over from July 25, 1961 to date to be set for decision; to await development of grade crossing elimination work; then set for March 13, 1962; then to April 3, 1962, for applicant to submit new drawings.

183-29-BZ—Vol. II

APPLICANT—Charles M. Spindler for Arthur, Albert and Aaron Herman, owners.

SUBJECT—Application reopened January 23, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7A of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station with the accessory uses of lubrication, auto washing (non-automatic), office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign and show windows and business signs within 75 feet of a residence use district.

PREMISES AFFECTED—778-781 Fifth Avenue and 217-225 29th Street, northwest corner, Block 665, Lot 40, Borough of Brooklyn.

Hearing closed—Laid over from March 20, 1962, to April 3, 1962, for inspection and decision.

961-57-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for T. Harry Glick, owner.

SUBJECT—Application reopened January 16, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension of the use of an existing one story building occupied as a motor vehicle repair shop to include storage garage with business signs.

PREMISES AFFECTED—1818-1840 53rd Street, south side, 127 feet 11¼ inches east of 18th Avenue, Block 5480, Lot 14, Borough of Brooklyn.

Hearing closed—Laid over from March 20, 1962, to April 3, 1962, for inspection and decision.

962-57-A—Vol. II

APPLICANT—Lama Proskauer and Prober for T. Harry Glick, owner.

SUBJECT—Application reopened January 16, 1962 as Volume II—Appeal from a decision of the Borough Superintendent, re—Class 3 construction—tabular heights.

PREMISES AFFECTED—1818-1840 53rd Street, south side, 127 feet 11¼ inches east of 18th Avenue, Block 5480, Lot 14, Borough of Brooklyn.

1543-61-BZ

APPLICANT—Burke and Groh for Isabel Costa and Edward J. Madden, owners; Shell Oil Company, lessee.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a retail use district, the extension in area and reconstruction of an existing gasoline service station, auto washing (non-automatic), lubrication, office, sale of accessories, minor repairs with hand tools only and the parking of cars awaiting service with a ground sign.

PREMISES AFFECTED—149-04 14th Avenue, southeast corner of Cross Island Parkway, Block 4660, Lots 19 and 22, Whitestone, Borough of Queens.

Hearing closed—Laid over from March 20, 1962, to April 3, 1962, for inspection and decision.

1584-61-BZ

APPLICANT—Harry Hurwit for Associated Architects 860 Fifth Avenue, Corporation, owner.

SUBJECT—Application October 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use B area district, the extension of an existing multiple dwelling by enclosing the terrace and thereby exceeding the permitted area coverage.

PREMISES AFFECTED—860 Fifth Avenue, 2 East 68th Street, southeast corner, Block 1382, Lot 69, Borough of Manhattan.

Hearing closed—Laid over from March 20, 1962, to April 3, 1962, for inspection and decision.

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1750-61-BZ

APPLICANT—Max Siegel Associates for Leo Silver, owner; New York State Dept of Labor, Employment Div., lessee.

SUBJECT—Application November 14, 1961—decision of the Borough Superintendent, under Section 19A (j) of the Zoning Resolution, to permit in a retail -1 and business -1 use, B area district, the removal of the existing required loading berth in an 8 story and cellar office and storage building to provide additional office space.

PREMISES AFFECTED—247-259 West 54th Street, north side, 81 feet 3 inches east of 8th Avenue, Block 1026, Lot 8, Borough of Manhattan.

Hearing closed—Laid over from March 20, 1962, to April 3, 1962, for inspection and decision.

1569-61-BZ

APPLICANT—Carl H. Salminen for Anna I. Von Sholly, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Sections 7e, 7i and 7f of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station, lubritorium, car wash, minor motor vehicle repairs with hand tools only, office, storage, open parking of motor vehicles waiting to be serviced and public parking with a ground sign for a temporary term of twenty years.

PREMISES AFFECTED—137-36 35th Avenue, 35-08 Leavitt Street, southwest corner, Block 4960, Lot 19, Flushing, Borough of Queens.

Hearing closed—Laid over from March 6, 1962 to March 20, 1962, at request of applicant; then to April 3, 1962, for inspection and decision.

1544-61-BZ

APPLICANT—Samuel Rosenblum for Vincent Sabella, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7h and 7c of the Zoning Resolution, to permit in a residence and local retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—3225 Throop Avenue, west side, 90.23 feet south of East Gun Hill Road, Block 4618, Lot 36, Borough of The Bronx.

Hearing closed—Laid over from March 6, 1962 to March 20, 1962, for inspection and decision; applicant is to file agreement in regard to parking and show zoning districts on drawing; then to April 3, 1962, for decision; applicant to submit revised drawings.

MAX H. FOLEY, *Chairman.*

APRIL 3, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, April 3, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following Matters:

208-61-SA

APPLICANT—George D. Roper Corporation, owner—cooking range.

466-61-SM

APPLICANT—The Gilman Brothers Company, owner—perimeter and roof insulation.

526-61-SA

APPLICANT—Frigidaire Division, General Motors Company, owner—domestic dish-washing machines.

629-61-SM

APPLICANT—Celotex Corporation, owner—acoustical tile—fire resistive floor & ceiling construction.

1029-61-SM

APPLICANT—Johns-Manville Sales Corporation, owner—floor covering.

1182-61-SM

APPLICANT—Termocrete Company, Inc., owner—air entraining agent for portland cement.

1246-61-SA

APPLICANT—Coplayation, Inc., owner—ammo matic ammonia system (for white printing machines).

1253-61-SM

APPLICANT—H. Perrine for Elof Hansson, Inc., owner—incombustible acoustical tile ceiling with controlled air ventilation.

1564-61-SA

APPLICANT—Derrick & Hoist Company, Inc., owner—mechanical parking garage.

1782-61-SM

APPLICANT—Cellucrete of New Jersey, Inc., owner—incombustible insulating concrete fill.

269-61-A

APPLICANT—Lama, Proskauer and Prober for Mercerway Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block 474, Lot 29, Borough of Manhattan.

401-61-A

APPLICANT—Henry I. Zeisel for Gellman and Zeisel, owners.

SUBJECT—Application March 28, 1961—Appeal from a decision of the Borough Superintendent re—non-fireproof construction—exits, factory.

PREMISES AFFECTED—216 Centre Street, east side, 150½ feet south of Grand Street, Block 235, Lot 9, Borough of Manhattan.

1469-61-A

APPLICANT—Samuel Rosenblum for 4938 Corporation, owner.

SUBJECT—Application September 13, 1961—Appeal from a decision of the Fire Commissioner re—elevator and operator.

PREMISES AFFECTED—49-53 West 38th Street, north side, 219 feet east of Avenue of the Americas, Block 840, Lot 13, Borough of Manhattan.

1552-61-A

APPLICANT—Crinnion and Crinnion for Ogden Associates, owner.

SUBJECT—Application October 10, 1961—Appeal from decision of the Borough Superintendent, re—marquee.

PREMISES AFFECTED—1431 Ogden Avenue, west side, 300 feet south of University Avenue, Block 2536, Lot 29, Borough of The Bronx.

1706-61-A

APPLICANT—Samuel Rosenblum for 226 West 37th Street Corporation, owner.

SUBJECT—Application November 10, 1961—Appeal from a decision of the Fire Commissioner re—elevator and operator etc.

PREMISES AFFECTED—226 West 37th Street, south side, 312 feet 6 inches west of 7th Avenue, Block 786, Lot 64, Borough of Manhattan.

1707-61-A

APPLICANT—Samuel Rosenblum for Kenlene Incorporated, owner.

SUBJECT—Application November 10, 1961—Appeal from

CALENDAR

a decision of the Fire Commissioner re—elevator and operator etc.

PREMISES AFFECTED—264-268 West 40th Street, south side, 75 feet east of 8th Avenue, Block 789, Lot 75, Borough of Manhattan.

1807-61-A

APPLICANT—Samuel Rosenblum for 39th Street Realty Corporation, owner.

SUBJECT—Application December 5, 1961—Appeal from a decision of the Fire Commissioner re—elevator and operator etc.

PREMISES AFFECTED—315-321 West 39th Street, north side, 225 feet west of Eighth Avenue, Block 763, Lot 24, Borough of Manhattan.

1808-61-A

APPLICANT—Samuel Rosenblum for Handro Corporation, owner.

SUBJECT—Application December 5, 1961—Appeal from a decision of the Fire Commissioner re—elevator and operator etc.

PREMISES AFFECTED—263-271 West 38th Street, north side, 100 feet east of Eighth Avenue, Block 788, Lot 11, Borough of Manhattan.

1809-61-A

APPLICANT—Samuel Rosenblum for 535 8th Avenue Corporation, owner.

SUBJECT—Application December 7, 1961—Appeal from a decision of the Fire Commissioner re—elevator and operator.

PREMISES AFFECTED—535 8th Avenue, west side, 24 feet 9 inches south of West 37th Street, Block 760, Lot 43, Borough of Manhattan.

93-62-A

APPLICANT—Irving P. Marks for Bankers Trust Company as trustee International Harvester Company, owner; Sears Roebuck and Company, lessee.

SUBJECT—Application January 17, 1962—Appeal from a decision of the Borough Superintendent re—escalators.

PREMISES AFFECTED—2360-2420 Bedford Avenue, 2201-2227 Beverly Road, northwest corner and 149-172 East 22nd Street, Block 5133, Lot 14, Borough of Brooklyn.

1711-61-A

APPLICANT—Eustis Dearborn for Harvard Club of New York City, owner.

SUBJECT—Application November 9, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 27 of the Multiple Dwelling Law and Appeal from a Decision of the Borough Superintendent re—increase in Height of existing class 3 non-fireproof public building.

PREMISES AFFECTED—27-33 West 44th Street, north side, 351 feet west of Fifth Avenue, 26-36 West 45th Street, Block 1260, Lots 20 and 21 (22), Borough of Manhattan.

MAX H. FOLEY, *Chairman*

APRIL 6, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing to be held by the Board of Standards and Appeals, Friday, April 6, 1962 at 10:00 A.M. in Room 909 at 80 Lafayette Street, 9th floor, New York 13, N. Y., on a proposed amendment to the Rules Covering Coin-Operated Dry Cleaning Establishments adopted under Calendar Number 156-62-SR.

APPLICANT—National Automatic Laundry and Cleaning Council.

SUBJECT—Proposed amendment to the Rules of the Board adopted under Calendar Number 156-62-SR; amendment to the existing rule 7.9.

New Matter in italics.

Old matter to be omitted in brackets.
Rule 7.9

All coin-operated dry cleaning units shall have [the] a maximum dry load capacity [of the unit] as rated by the Board based on the factor of 2.8 times the cubic feet capacity of the basket. *Any such unit may have an approved operating dry load capacity of 7.5 pounds which shall be displayed on the face of [the] each unit.*

MAX H. FOLEY, *Chairman.*

APRIL 17, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, April 17, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1587-61-BZ

APPLICANT—Burke and Groh for Winfield Associates Incorporated, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and residence use C area district, the erection of a one story extension to an existing contractors' equipment and storage building located in the residence use portion of the premises, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—70-02 51st Road, southeast corner of 72nd Place, Block 2465, Lots 1, 2, 3, 4 and 5, Elmhurst, Borough of Queens.

1611-61-BZ

APPLICANT—A. H. Salkowitz for Irving Warfield Etals doing business as Flatlands Shoppers Mart Company, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, in conjunction with the erection of a one story and cellar building for use as market and retail stores, the extension of the accessory parking area into the residence portion of the premises.

PREMISES AFFECTED—913 to 947 East 108th Street, north side, 89.51 feet east of Flatlands Avenue, Block 8235, Lot 342, Borough of Brooklyn.

1654-61-BZ

APPLICANT—Patrick D. Concagh for American Oil Company and Max Davidson, owners.

SUBJECT—Application October 27, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension in area and reconstruction of an existing gasoline service station to have lubritorium, auto laundry (non-automatic) accessory sales and office, motor repair shop with hand tools only and the parking and storage of motor vehicles.

PREMISES AFFECTED—1514 Bronxdale Avenue, northeast corner of Poplar Street, Block 4062, Lots 27 and 28, Borough of The Bronx.

1659-61-BZ

APPLICANT—Max Siegel Associates for 180 Tenants Corporation, owner; Gracie Mansion Garage, Incorporated, lessee.

SUBJECT—Application November 6, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60(3) Multiple Dwelling Law, to permit in a residence use district, for a term of twenty-one (21) years, the addition of transient parking for the surplus tenants spaces within the existing multiple dwelling accessory garage.

PREMISES AFFECTED—180-194 East End Avenue, west side from East 88th Street to East 89th Street, 535-541 East 88th Street, 540-546 East 89th Street, Block 1585, Lot 23, Borough of Manhattan.

CALENDAR

1660-61-A

APPLICANT—Max Siegel Associates for 180 Tenants Corporation, owner; Gracie Mansion Garage, Incorporated, lessee.

SUBJECT—Application November 6, 1961—Filed pursuant to Section 60 subd 1(b) of the Multiple Dwelling Law re—transient parking in accessory garage.

PREMISES AFFECTED—180-194 East End Avenue, west side from East 88th Street to East 89th Street, 535-541 East 88th Street, 540-546 East 89th Street, Block 1585, Lot 23, Borough of Manhattan.

1714-61-BZ

APPLICANT—Larry Meltzer for Estate of Victor Holsky, owner; Victor Auto Sales Corporation, lessee.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Sections 7i, 7A and 21 of the Zoning Resolution, to permit in a business use, C area district, the erection of a one story extension to an existing auto showroom to be used as an accessory motor vehicle repair shop with hand tools only, the proposed extension exceeds the permitted area coverage and has business entrances within 75 feet of a residence use district.

PREMISES AFFECTED—4621-4623 4th Avenue, 401-411 47th Street, northeast corner, Block 756, Lot 1, Borough of Brooklyn.

1717-61-BZ

APPLICANT—Leonard F. Rothkrug for Birter Realty Incorporated, owner.

SUBJECT—Application November 17, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail use C area district, the extension of the existing building to occupy the entire lot, thereby exceeding the permitted area and encroaching on the required rear yard.

PREMISES AFFECTED—457-459 86th Street, north side, 187 feet 2½ inches west of 5th Avenue, Block 6035, Lot 56, Borough of Brooklyn.

1725-61-BZ

APPLICANT—Joseph Schecter for Herman and Alice Tabak, owners.

SUBJECT—Application November 15, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a one story extension to an existing one family dwelling that encroaches on the required side yards.

PREMISES AFFECTED—1469 East 26th Street, east side, 270 feet north of Avenue O, Block 7680, Lot 19, Borough of Brooklyn.

1744-61-BZ

APPLICANT—Ingram S. Carner for Mario Di Filippo, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail and residence use district, the erection of a one story extension to a motor vehicle repair shop, auto showroom, sales and display of new and used cars and storage garage for more than five cars.

PREMISES AFFECTED—128-10 Merrick Boulevard, northwest corner of 129th Avenue, Block 12528, Lot 109, Springfield, Borough of Queens.

1745-61-BZ

APPLICANT—Ingram S. Carner for Mike and Joe's Auto Service, owners.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station with office, lubritorium, car washing (non-automatic) minor auto repairs and the parking of cars awaiting service with a sign standard and curb cuts.

PREMISES AFFECTED—96-06 to 96-12 (96-10 official)

Corona Avenue, south side, 53.27 feet east of Junction Boulevard, Block 1878, Lot 4, Corona, Borough of Queens.

52-62-BZ

APPLICANT—Anthony J. De Pace for St. John's Hospital, owner.

SUBJECT—Application January 12, 1962—decision of the Borough Superintendent, under Section 73-641 of the Zoning Resolution, to permit in a C1-2 within a R-6 district, the erection of a six story and cellar extension to an existing hospital that does not provide the required open spaces and the front wall exceeds the permitted height.

PREMISES AFFECTED—90-02 Queens Boulevard, south side, 158.55 feet east of 57th Avenue, Block 2857, Lots 31, 35 and 36, Elmhurst, Borough of Queens.

1743-61-BZ

APPLICANT—Charles M. Spindler for 39-46 Crescent Street Bldg., Corporation, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7c and 7e of the Zoning Resolution, to permit in a business and residence use district, the extension to an existing building for sale of auto accessories, brake adjustment, front end alignment, ignition repairs, muffler installation and mounting of tires.

PREMISES AFFECTED—72-16 to 72-18 (72-16 official) Roosevelt Avenue, south side, 116 feet (121 survey) west of 73rd Street, Block 1304, Lot 40, Jackson Heights, Borough of Queens.

172-16-BZ—Vol. II

APPLICANT—Herman Kron for Banner Oil Company, Inc., owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of time to complete, expired November 22, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c and 7h of the Zoning Resolution, permitting in a business and residence use district, the reconstruction of an existing gasoline service station, minor auto repairs with hand tools only, auto laundry, garage for more than 5 cars and the parking and storage of more than five motor vehicles to be used in conjunction with the existing garage.

PREMISES AFFECTED—31-37 Church Avenue, north side, 100 feet east of Chester Avenue, Block 5313, Lots 34 and 38, Borough of Brooklyn.

434-41-BZ

APPLICANT—Maurice G. Usland for Jakob Westemburger, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired February 5, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a residence use district the extension in area of an existing business building (tool shop).

PREMISES AFFECTED—18 Holten Avenue, southwest side, 60 feet north of Herbert Street, Block 6681, Lot 34, Princess Bay, Borough of Richmond.

689-51-BZ

APPLICANT—Michaels and Michaels and Wigdor for Mayfair Management Corp., owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired January 8, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—15-25 West 72nd Street, north side, 200 feet west of Central Park West and 10-18 West 73rd Street, Block 1125, Lot 24, Borough of Manhattan.

1048-22-BZ

APPLICANT—Arab and Meyerson for Kingleff Holding Corporation, owner.

CALENDAR

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired February 26, 1962 and amendment of the Resolution—decision of the Borough Superintendent, previously granted on condition, under Section 21 of the Zoning Resolution, permitting in a business use district, the maintenance of a gasoline service station used in conjunction with a garage for more than five motor vehicles.

PREMISES AFFECTED—472-494 Kingston Avenue and 585-603 East New York Avenue, northwest corner and 546-554 Lefferts Avenue, Block 1332, Lots 38 and 39, Borough of Brooklyn.

707-41-BZ

APPLICANT—Joseph Kramer, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired February 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—34-21 Sprayview Avenue, southeast corner of Beach 35th Street, Block 306, Lot 1, Edgemere, Borough of Queens.

912-55-BZ

APPLICANT—Henry Nordheim for Anthony Turrisi, owner.

SUBJECT—Application reopened for consideration as to extension of term variance, expired January 29, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, a motor vehicles repair shop.

PREMISES AFFECTED—2294 Arthur Avenue and 590 East 183rd Street, southeast corner, Block 3071, Lot 17, Borough of The Bronx.

100-48-BZ—Vol. II

APPLICANT—Henry Nordheim for John H. Bush, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, the motor vehicles repair shop.

PREMISES AFFECTED—1933-1959 Webster Avenue, 1876-1892 Valentine Avenue and 350-360 East 178th Street, south side, from Valentine to Webster Avenue, Block 2815, Lot 1, Borough of The Bronx.

404-52-BZ

APPLICANT—Burke and Groh for Harold Foley, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired December 9, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting the parking of motor vehicles awaiting service, in conjunction with the existing gasoline service station.

PREMISES AFFECTED—86-10 Whitney Avenue, southwest corner of 88th Street, Block 1579, Lot 20, Elmhurst, Borough of Queens.

188-59-BZ—Vol. III

APPLICANT—Max Siegel Associates for Fred Gladstone, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7e, 7f and 7i of the Zoning Resolution, to permit in a business use district, the extension in area and rearrangement of a gasoline service station previously granted by the Board with accessory uses including minor motor vehicle repairs and parking and storage of cars awaiting service for a temporary term of fifteen (15) years.

PREMISES AFFECTED—1-9 Cooper Square and 55 East 4th Street, northeast corner, Block 460, Lots 1, 4 and 6, Borough of Manhattan.

Hearing closed—Laid over from February 6, 1962 without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; objector to advise Board as to development planned by Redevelopment Board; then set for April 17, 1962.

311-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district the erection of a one story and cellar building with stores and supermarket on first floor and storage in cellar, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-19 to 198-27 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

Hearing closed—Laid over from June 20, 1961 to September 26, 1961, for continued hearing; applicant to attempt to find conforming use; then to November 14, 1961, for continued hearing at request of applicant; applicant to endeavor to find a conforming use; then to December 5, 1961, for hearing at the request of the objectors; applicant to submit revised drawings; then to December 12, 1961 for decision; then to February 14, 1962, to await future development of area and decision; then to April 17, 1962 for definite evidence as to whether a financial institution is willing to finance homes on the property.

310-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a two story and cellar building with storage in the cellar, stores on the first floor and offices on the second floor, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-03 to 198-09 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

Hearing closed—Laid over from June 20, 1961 to September 26, 1961 for continued hearing; applicant to attempt to find conforming use; then to November 14, 1961, for continued hearing at request of applicant; applicant to endeavor to find a conforming use; then to December 5, 1961, for hearing at the request of the objectors; applicant to submit revised drawings; then to December 12, 1961, for decision; then to February 14, 1962, to await future development of area and decision; then to April 17, 1962, for definite evidence as to whether a financial institution is willing to finance homes on the property.

MAX H. FOLEY, *Chairman.*

APRIL 17, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, April 17, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

CALENDAR

1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law—re height and bulk.

PREMISES AFFECTED—117 East 71st Street, north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

86-61-A

APPLICANT—St. James Apartments, Incorporated, owner.

SUBJECT—Application January 30, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 34 subdivision 6 and Section 216 subdivision 3, of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—2456-2460 Seventh Avenue, northwest corner of West 143rd Street, Block 2029, Lot 29, Borough of Manhattan.

261-61-A

APPLICANT—S. Walter Katz for Squaretop Realty Corporation, owner, Clifton Chemical Company, lessee.

SUBJECT—Application March 6, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—246 Front Street, west side, 131 feet 8 inches south of Dover Street, and 267 Water Street, Block 107, Lots 45 and 34, Borough of Manhattan.

265-61-A

APPLICANT—Eli Cheson, owner.

SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—49 Crosby Street, east side, 187 feet 3 inches north of Broome Street, Block 482, Lot 5, Borough of Manhattan.

1123-61-A

APPLICANT—Julius S. Rapson for Westmount Builders Incorporated, owner.

SUBJECT—Application July 13, 1961—Appeal from a decision of the Borough Superintendent, re—Class 4 construction, basement.

PREMISES AFFECTED—141-43 184th Street, east side, 374.55 feet north of 143rd Avenue, Block 13055, Lot 23, Springfield Gardens, Borough of Queens.

1124-61-A

APPLICANT—Julius S. Rapson for Westmount Builders Incorporated, owner.

SUBJECT—Application July 13, 1961—Appeal from a decision of the Borough Superintendent, re—Class 4 construction, basement.

PREMISES AFFECTED—141-39 184th Street, east side, 380 feet south of 141st Avenue, Block 13055, Lot 25, Springfield Gardens, Borough of Queens.

1432-61-A

APPLICANT—John E. Paggioli, for Michael Chaputo, Jr., owner.

SUBJECT—Application September 15, 1961—Filed pursuant to Section 36 of the General City Law—re building not facing legal street.

PREMISES AFFECTED—571 Arden Avenue, northeast corner of Sheldon Avenue, Block 5706, Lot 10, Annadale, Borough of Richmond.

1434-61-A

APPLICANT—John E. Paggioli for Joseph and Ida Soldivera, owners.

SUBJECT—Application September 15, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—239 St. John's Avenue, north side, 279.97 feet west of St. James Place, Block 2983, Lot 60, Fort Wadsworth, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

MINUTES

REGULAR MEETING

TUESDAY MORNING MARCH 20, 1962, 10 A.M.

Present; Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the special meeting of the Board held on Friday morning March 2, 1962 and regular meetings held on Tuesday morning and afternoon March 6, 1962, were approved as printed in the Bulletin of March 15, 1962, Vol. 47, No. 11.

183-29-BZ—Vol. II

APPLICANT—Charles M. Spindler for Arthur, Albert and Aaron Herman, owners.

SUBJECT—Application reopened January 23, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7A of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station with the accessory uses of lubrication, auto washing (non-automatic), office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign and show windows and business signs within 75 feet of a residence use district.

PREMISES AFFECTED—778-781 Fifth Avenue and 217-225 29th Street, north west corner, Block 665, Lot 40, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles M. Spindler.

For Opposition: None.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. for inspection and decision; hearing closed.

229-49-BZ—Vol. V

APPLICANT—Leonard F. Rothkrug and Herbst and Rusciano for Peter I. Feinberg, owner.

SUBJECT—Application reopened January 23, 1962 as Volume V—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the construction and maintenance of a parking lot for a temporary term of years.

PREMISES AFFECTED—1002-1028 Metcalf Avenue and 1661-1669 Bruckner Boulevard, north east corner, Block 3721, Lots 1,8,10,14 and 19, Borough of the Bronx.

APPEARANCES—

For Applicant: Leonard F. Rothkrug and George J. Rusciano.

For Opposition: None.

For Administration: Samuel Bodian, Park Dept.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for continued hearing; applicant to submit brief as to Board's jurisdiction.

961-57-BZ

APPLICANT—Lama, Proskauer and Prober for T. Harry Glick, owner.

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SUBJECT—Application reopened January 16, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension of the use of an existing one story building occupied as a motor vehicle repair shop to include storage garage with business signs.

PREMISES AFFECTED—1818-1840 53rd Street, south side, 127 feet 11¼ inches east of 18th Avenue, Block 5480, Lot 14, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti and T. Harry Glick.
For Opposition: Lataro Busacca, Angelina Copio, Mrs. Anthony Oliver, Angela Cafaro, Emanuel Contocostas, Liberina Martino, Louis Di Donato, Ida Solot, Stella Liebman, Tillie Gittler, Philip Anteri, Charles Simeris, Joseph G. Messa, Nicola Delre, Cornelius Brignoll.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. for inspection and decision; hearing closed.

962-57-A—Vol. II

APPLICANT—Lama Proskauer and Prober for T. Harry Glick, owner.

SUBJECT—Application reopened January 16, 1961 as Volume II—Appeal from a decision of the Borough Superintendent, re—Class 3 construction—tabular heights.

PREMISES AFFECTED—1818-1840 53rd Street, south side, 127.11¼ feet east of 18th Avenue, Block 5480, Lot 14, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti and T. Harry Glick.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. for inspection and decision; hearing closed.

636-60-BZ—Vol. II

APPLICANT—Robert Gottlieb for Hermany Realty Company, owner.

SUBJECT—Application reopened April 11, 1961 as Volume II—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for parking and storage of more than five (5) cars of the passenger type for employees only, no fees charged.

PREMISES AFFECTED—2310 Hermany Avenue, south side, 88 feet east of Havemeyer Avenue, Block 3697, Lot 11, Borough of The Bronx.

APPEARANCES—

For Applicant: None.
For Opposition: None.

ACTION OF BOARD—Laid over to March 27, 1962, at 10 A.M. for decision at request of the applicant.

1372-61-BZ

APPLICANT—Hyman H. Smith for Marie Litzinger, owner.

SUBJECT—Application August 25, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of years.

PREMISES AFFECTED—2940-2942 West 22nd Street, west side, 233 feet 6¾ inches north of Surf Avenue, Block 7057, Lot 24, Borough of Brooklyn.

APPEARANCES—

For Applicant: Hyman H. Smith and Marie Litzinger.
For Opposition: Sadie Goodman.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. at request of the applicant, for continued hearing.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for

use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, southeast corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Gerard C. Fallon.

For Opposition: None.

ACTION OF BOARD—Laid over to March 27, 1962, at 10 A.M. for decision at request of applicant; hearing previously closed.

1456-61-BZ

APPLICANT—Leonard Lazarus for John Martinelli, owner; Runway 19, Incorporated, lessee.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7h and 19B (e) of the Zoning Resolution, to permit in a residence use, F area district, the maintenance of a parking lot to provide parking spaces for a proposed hotel that is not on the same lot.

PREMISES AFFECTED—151-07 North Conduit Boulevard, northeast corner of 151st Place, Block 12133, Lot 1, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Leonard Lazarus.

For Opposition: None.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. at request of applicant, to present brief as to Board's jurisdiction under the new Zoning Resolution; hearing to be continued.

1478-61-BZ

APPLICANT—Leonard Lazarus for John Martinelli and Tobias Miller, owners; Runway 10 Incorporated, lessee.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 19B (e) and 7h of the Zoning Resolution, to permit in a residence use F area district, the maintenance of a parking lot to provide parking spaces for a proposed hotel that is not on the same lot.

PREMISES AFFECTED—150-24 135th Avenue and 150-11 to 150-19 (150-15 official) North Conduit Avenue, and 135-02 to 135-10 151st Place, northwest corner, Block 12132, Lots 22 and 25, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Leonard Lazarus.

For Opposition: None.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. for applicant to submit a brief on Board's jurisdiction under the new Zoning Resolution; hearing to be continued.

1543-61-BZ

APPLICANT—Burke and Groh for Isabel Costa and Edward J. Madden, owners; Shell Oil Company, lessee.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution, to permit in a retail use district, the extension in area and reconstruction of an existing gasoline service station, auto washing (non-automatic), lubrication, office, sale of accessories, minor repairs with hand tools only and the parking of cars awaiting service with a ground sign.

PREMISES AFFECTED—149-04 14th Avenue, southeast corner of Cross Island Parkway, Block 4660, Lots 19 and 22, Whitestone, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: None.

For Administration: Samuel Bodian, Park Dept.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. for inspection and decision; hearing closed.

1544-61-BZ

APPLICANT—Samuel Rosenblum for Vincent Sabella, owner.

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SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence and local retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—3225 Throop Avenue, west side, 90.23 feet south of East Gun Hill Road, Block 4618, Lot 36, Borough of The Bronx.

APPEARANCES—

For Applicant: Samuel Rosenblum.

For Opposition: None.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. for decision; applicant to submit revised drawings; hearing previously closed.

1569-61-BZ

APPLICANT—Carl H. Salminen for Anna I. Von Sholly, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Sections 7e, 7i and 7f of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station lubritorium, car wash, minor motor vehicle repairs with hand tools only, office, storage, open parking of motor vehicles waiting to be serviced and public parking with a ground sign for a temporary term of twenty years.

PREMISES AFFECTED—137-36 35th Avenue, 35-08 Leavitt Street, southwest corner, Block 4960, Lot 19, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Carl Salminen and Anna I. Von Sholly, M.D.

For Opposition: None.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. for inspection and decision; hearing closed.

1575-61-BZ

APPLICANT—De Rose and Cavalieri for Charlotte Parking Corporation owner.

SUBJECT—Application October 17, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—831 Brady Avenue, north side, 50 feet west of Muliner Avenue, Block 4297, Lots 3 and 5, Borough of The Bronx.

APPEARANCES—

For Applicant: George J. Cavalieri.

For Opposition: John Darner, Alice S. Charlton, Robert Giglio and Martha Schwartz.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. at the request of the applicant for inspection and for continued hearing.

1584-61-BZ

APPLICANT—Harry Hurwit for Associated Architects 860 Fifth Avenue Corporation, owner.

SUBJECT—Application October 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, B area district, the extension of an existing multiple dwelling by enclosing the terrace and thereby exceeding the permitted area coverage.

PREMISES AFFECTED—860 Fifth Avenue, 2 East 68th Street, southeast corner, Block 1382, Lot 69, Borough of Manhattan.

APPEARANCES—

For Applicant: Harry Hurwit.

For Opposition: None.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. for inspection and decision; hearing closed.

1750-61-BZ

APPLICANT—Max Siegel Associates for Leo Silver, owner; New York State Dept. of Labor, Employment Div., lessee.

SUBJECT—Application November 14, 1961—decision of the Borough Superintendent, under Section 19A (j) of the Zoning Resolution, to permit in a retail -1 and business -1 use, B area district, the removal of the existing required loading berth in an 8 story and cellar office and storage building to provide additional office space.

PREMISES AFFECTED—247-259 West 54th Street, north side, 81 feet 3 inches east of 8th Avenue, Block 1026, Lot 8, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. for inspection and decision; hearing closed.

303-26-BZ— Vol. IV

APPLICANT—Hodges, Reavis, McGrath and Downey for Hayson Corporation, owner.

SUBJECT—Application reopened February 20, 1962 for consideration as to extension of term of variance, expires April 15, 1963 and amendment of the resolution—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence and business use districts, the lower or ground floor for the storage of paper cartons and the upper floor for the manufacture, storage and distribution of infants apparel, quilts, blankets, pillows and office incidental thereto.

PREMISES AFFECTED—405-423 44th Street, north side, 38 feet east of 4th Avenue, Block 729, Lot 72, Borough of Brooklyn.

APPEARANCES—

For Applicant: Gerard C. Fallon.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 4

Negative 0

Absent: Commissioner Klein 1

THE RESOLUTION—

WHEREAS, on April 15, 1958, this application—Vol. IV—was granted by the Board on certain conditions; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which will expire by time limitation April 15, 1963; and

WHEREAS, this application was reopened on February 20, 1962 and set for hearing on March 20, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 20, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 14, 1961 acting on Alt. Applic. No. 2485-61, reads:

"1. On a lot located partly in a business and partly in a residence use district, the proposed change in occupancy from public garage to storage of paper cartons, storage, distribution, manufacturing and sale of paper & plastics and textile products is contrary to Article II Section 3 of the Zoning Resolution.

2. Provide 2 loading berths in accordance with Article IV Section 19A of the Zoning Resolution including required size openings and doors.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on April 15, 1958 only as to the term of variance, so that as amended it shall read:

"granted for a term of Five years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

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628-29-BZ—Vol. II

APPLICANT—John A. Dwyer for Harry J. Pieper, owner.

SUBJECT—Application reopened November 28, 1961 as Volume III—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district the change in occupancy of an existing one story building from the storage of plumbing and heating supplies and plumbing shop to a knitting mill with accessory storage for a temporary term of years.

PREMISES AFFECTED—71-36 to 71-38 (71-34 displayed) 73rd Street, west side, 90.08 feet north of Cooper Avenue, Block 3690, Lot 22, Glendale, Borough of Queens.

APPEARANCES—

For Applicant: John A. Dwyer.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 27, 1962, after due notice by publication in the Bulletin; laid over to March 13, 1962 for inspection and decision; hearing closed; then to March 20, 1962; applicant to submit revised plans; and

WHEREAS, the decision of the Borough Superintendent, dated October 3, 1961, acting on Alt. Applic. 2481-47, reads:

"1. Proposal to change use from plumbing heating supply, plumbing shop and storage of 11 oil trucks to a knitting mill in a business and residential use district is contrary to Board of St'ds & Appeals Resolution Cal. #628-29 Vol. II and to Art. II Sec. 3 & Sec. 4 of the Zoning Resolution."

and
WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7c of the Zoning Resolution, to permit in retail and residence use district, the change in occupancy of an existing one-story building from storage of plumbing and heating supplies and plumbing shop to a knitting mill with accessory storage, for a temporary term of ten (10) years, on condition that the work shall be done in accordance with drawings filed with this application dated October 16, 1961, 4 sheets and March 16th, 1962, 3 sheets revised; that the loading and unloading shall all be done within the building; that working hours shall be restricted to 8 a.m. to 6 p.m.; that there shall be no work on Sundays; that all laws, rules and regulations applicable shall be complied with; and that permit required shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

279-33-BZ—Vol. II

APPLICANT—Albert J. Marlo for Newman Building Company, Incorporated, owner; California Oil Company, lessee.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7A and 21 of the Zoning Resolution, to permit in a local retail and residence use D and F area district the reconstruction and extension in area of an existing gasoline service station, lubritorium, office and accessory sales, auto washing (non-automatic) minor repair shop, safety inspection station and the parking and storage of

more than five cars with curb cuts, ground sign within 75 feet of a residence use district, the parking area encroaches on the required setbacks.

PREMISES AFFECTED—127-02 to 127-16 New York Boulevard and 161-40 to 161-60 Baisley Boulevard, south west corner and 161-45 to 161-55 128th Avenue, Block 12269, Lots 29 and 35, Springfield Gardens, Borough of Queens.

APPEARANCES—

For Applicant: Albert J. Marlo.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 16, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 29, 1961 acting on N.B. Applic. No. 2935-61, reads:

"1. Proposed demolition, relocation, reconstruction, extension of use & area, of an existing gasoline station, lubritorium, office, work room & waiting room & parking more than five cars, to gasoline service station, lubrication, auto washing (non-automatic), office & accessory sales, minor repair shop, safety inspections, parking & storage of more than 5 motor vehicles in open area, on a plot located in a Local Retail Use District extending into a Residence Use District, is contrary to Art. II, Section 3 and Section 4-C of the Zoning Resolution.

2. Proposed business entrances (curb cuts) in a Residence Use District are contrary to Art. II, Section 3 of the Zoning Resolution.

3. Proposed Ground Sign in a Local Retail Use District is contrary to Art. II Section 4-C of the Zoning Resolution.

4. Proposed Business Entrances (curb cuts), Business Signs & Show Windows within 75 feet of a Residence Use District are contrary to Art. II, Section 7-A of the Zoning Resolution.

5. Proposed Parking & Storage of more than 5 motor vehicles in open area, within the required setback in an F area District, is contrary to Art. IV, Section 16 of the Zoning Resolution.

Note: These premises were subject of B.S. & A. variance under Calendar No. 279-33-BZ."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7A of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is granted under Sections 7A and 21 of the Zoning Resolution, to permit in local retail use, D and F area districts, the reconstruction and extension in area of an existing gasoline service station with accessory uses including lubritorium, office and accessory sales, non-automatic auto washing, minor repair shop with hand tools only, safety inspection station and the parking and storage of more than five cars of the pleasure car type only, with curb cuts, and ground sign within 75 feet of a residence use district, and the parking area encroaching on the re-

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quired setbacks, *on condition* that the work shall be done in accordance with drawings filed with this application dated September 5, 1961, 5 sheets and December 8, 1961, one sheet; that there shall be no curb cuts on 128th Avenue and that curb cuts on Baisley Avenue shall be limited to those granted by the Board under Volume I; that all laws, rules and regulations applicable shall be complied with; that a brick masonry fence, 3 feet high, with iron pickets on top of it 2 feet 6 inches high shall be erected along 128th Street to within 10 feet of the corner of New York Avenue; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

104-48-BZ—Vol. II

APPLICANT—Elliot Saltzman for Corner Realty Corporation, owner.

SUBJECT—Application reopened November 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the erection of a second floor on the southeasterly portion of the building and the construction of an enclosure to the existing loading and unloading area at an existing laundry.

PREMISES AFFECTED—1801-1811 Avenue Z and 2551-2583 East 18th Street, northeast corner, Block 7439, Lots 45 and 51, Borough of Brooklyn.

APPEARANCES—

For Applicant: Elliot Saltzman.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; laid over to March 20, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 23, 1961 acting on Alt. Applic. No. 3755-60, reads:

"1. Proposed extension of a laundry in a building situated in a Business Use District is contrary to Sect. 4, Art. II of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a Committee of the Board and the Committee recommended against granting the application; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision a of the Zoning Resolution.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. #3755-60, Objection No. 1, dated October 23, 1961, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

765-48-BZ

APPLICANT—Paul Friedman for Sol and Ray Solomon, owners.

SUBJECT—Application reopened February 20, 1962 for consideration as to extension of variance, expired December 4, 1961 and amendment of the resolution—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the use of an open lot as a miniature golf course with office and store.

PREMISES AFFECTED—71-81 (75 official) Beach 36th Street, west side, 158.67 feet south of Sprayview Avenue; 90-100 Beach 37th Street and 36-02 to 36-20 Boardwalk, Block 15869, Lots 18 and 20, Edgemere, Borough of Queens.

APPEARANCES—

For Applicant: Paul Friedman.

For Opposition: Samuel Bodian for Park Dept.

ACTION OF BOARD—Resolution amended and term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on March 8, 1949, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened from time to time to extend the term of variance and last extended, for a term of five years, on December 4, 1956; and

WHEREAS, the applicant states that there have been no changes in the use, area and height designations and there have been no changes in conditions on the site and in the surrounding area, except that under the new Zoning Resolution the premises and surrounding area is located within an R6 district; and

WHEREAS, the applicant requests that the Board reopen and amend the Resolution adopted on March 8, 1949, as thereafter amended by Resolutions adopted through March 5, 1957, to extend the term of the variance for five years and to amend the Resolution as to the street and house numbers, the block and lot numbers and the reduced dimensions of the miniature golf course; that the new block and lot numbers and the new house numbers are as follows: Block 15869, Lots 20 and 18; premises 71 to 81 Beach 36th Street (75 Beach 36th Street official); 90 to 100 Beach 37th Street and 36-02 to 36-20 Boardwalk; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation December 4, 1956; and

WHEREAS, this application was reopened on February 20, 1962 and set for hearing on March 20, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 20, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 17, 1961 acting on Misc. Alt. Applic. No. 5678-48, reads:

Note: This is the location considered by the B.S.A. under Cal. #765-48-BZ. The Boro President's office of Queens has assigned new Block and Lot numbers and new house numbers as indicated in subject amendment.

1. Miniature golf course located in a residence use district is contrary to Art. II Sec. 3 of the Zoning Resolution. Obtained approval of Bd. of Stds. and Appeals to extend term of variance granted under Cal. #765-48-BZ (same to expire 12/4/61)."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on March 8, 1949 as amended through December 4, 1956 as to the term of the variance, so that as amended it shall read:

"granted for a term of Five years from the date of this amended resolution, to permit . . .; and to further amend the resolution as to street and house numbers, block and lot numbers and the reduced dimensions of the miniature golf course, all as shown on drawing filed with this appeal dated received February 27, 1962, 1 sheet and in accordance with the decision of the Borough Superintendent on condition that any illegal signs shall be removed, and that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

436-53-BZ—Vol. II

APPLICANT—Paul Friedman for Russell Berkins Booth and Sidney Esikoff, owners; Irving Tellman, lessee.

SUBJECT—Application reopened December 19, 1961 as Vol. II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the extension in area of an existing gasoline service station and the extension of the accessory

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building with uses of lubrication, auto washing (non-automatic), office, sale of accessories, minor repairs with hand tools only, safety inspection station, parking and storage of motor vehicles and the relocation of the ground sign for a stated term of 15 years.

PREMISES AFFECTED—141-50 Union Turnpike, south side, 44.96 feet west of Main Street, Block 6634, Lots 32 and 34, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Paul Friedman.

For Opposition: John F. Fitzsimmons.

ACTION OF BOARD—Application dismissed for lack of jurisdiction of the Board under the New Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

269-56-BZ—Vol. II

APPLICANT—Larry Meltzer for Julia and Mike Novelli, owners; Grabstein Brothers Incorporated, lessee.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use, D area district, the erection of a one story and cellar extension to an existing one story restaurant that exceeds the permitted area coverage.

PREMISES AFFECTED—1845 Rockaway Parkway and 9701 to 9715 Avenue M, northeast corner, Block 8262, Lot 6, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 9, 1962 after due notice by publication in the Bulletin; laid over to January 16, 1962 at request of an objector; then laid over without date for inspection and for decision if the New Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 11, 1961 acting on Alt. Applic. No. 1674-61, reads:

"1. The construction of a new extension to an existing Restaurant in a Residence Use District is contrary to Article II, Section 3 of the Zoning Resolution.

2. The area of the structure as proposed exceeds that permitted in a "D" Area District by Article IV, Section 14(c) of the Zoning Resolution."

and
WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is granted under Sections 7a and 21 of the Zoning Resolution, to permit in a residence use, D area district, the erection of a one story and cellar extension to an existing one story restaurant that exceeds the permitted coverage on condition the work be done in

accordance with drawings filed with this application dated January 16, 1962, 1 sheet and March 13, 1962, 6 sheets revised; on further condition that the garbage be kept in containers inside the premises at all times until it is removed, and that garbage collection be limited to certain hours so that there shall not be garbage collection after 10 a.m. or before 8 a.m.; that all rules, regulations applicable be complied; permit be obtained, work done and a Certificate of Occupancy be obtained within the requirements of Section 22A of the Zoning Resolution.

146-57-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Frank Mastramauro, owner.

SUBJECT—Application reopened November 8, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in an unrestricted and residence use district, the use of the open area located in the residence portion of the premises for the parking of more than five motor vehicles and access to the factory and garage, with repair shop, lubritorium, welding shop, paint shop and upholstery shop located in the unrestricted portion of the premises.

PREMISES AFFECTED—219-29 141st Avenue, north side, 100.24 feet east of 219th Street, Block 13143, Lot 109, Springfield, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 16, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the New Zoning Resolution is amended to permit the Board to act; then to March 20, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 24, 1961 acting on N.B. Applic. No. 3729-56, reads:

"1. The proposed use of land in a Residence Use district for the parking of more than five (5) motor vehicles and for access to a business located in an Unrestricted Use district to be occupied as a Factory and Garage, repair shop, lubritorium, welding shop, paint shop, upholstery and stock room is contrary to Art. II Sect. 3 of the Zoning Resolution.

Note: This property comprises a portion of the premises coming under the Board of Standards and Appeals action under Cal. #367-52-A and 146-57-BZ."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee discussed the application with the Board and recommended against granting; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivisions c and h of the Zoning Resolution.

Resolved, that the decision of the Borough Superintendent, acting on N.B. Applic. 3729/56, Objection No. 1, dated August 24, 1961, be and it hereby is affirmed and that the application be and it hereby is denied.

364-58-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Jeanne S. Diloreto, owner.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a

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retail use, D area district, in an existing one story and cellar building that exceeds the permitted area coverage, the construction of a second floor for use as offices.

PREMISES AFFECTED—80-21 to 80-23 164th street, east side, 60.43 feet north of 81st Avenue, Block 7014, Lot 26, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 16, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then to March 20, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 17, 1961 acting on Alt. Applic. No. 1522-61, reads:

"1. The proposed extension exceeds the permitted coverage in a D area district and is contrary to Art. II Sec. 14c of the Zoning Resolution. Note—Cal. #364-58-BZ, Bull. 43, Vol. 43 adopted 10/21/58 permitted a one story extension."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended granting on certain conditions; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21 of the Zoning Resolution, to permit in a retail use, D area district, in an existing one-story and cellar building that exceeds the permitted area coverage, the construction of the second floor to be used as offices, on condition that the work shall be done in accordance with drawings filed with this application, dated August 30, 1961, 5 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1616-61-A

APPLICANT—Lama Proskauer and Prober for Jeanne Diloreto, owner.

SUBJECT—Application filed August 30, 1961—Appeal from a decision of the Borough Superintendent, re—walls.

PREMISES AFFECTED—80-21 to 80-23 164th Street, east side, 60.43 feet north of 81st Avenue, Block 7014, Lot 26, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated August 17, 1961 on Alt. Applic. 1522-61, reads:

"2. In a non-residence bldg.—8" cinder block walls higher than 10 ft. is contrary to CH-26-430.0 (Sec.

8.4.3.1) of the Bldg. Code. (Ad. Code.)"

and

WHEREAS, the applicant states that the building is 39 feet 10 inches by 75 feet in area, 1 story, 11 feet high, of class 3 construction, located in retail use, D area and class 1 height district, built in 1952, now used and occupied since 1952: cellar—boiler room and storage; 1st floor—office, 12 persons; substantially in accordance with Certificate of Occupancy #Q127522 issued February 10, 1959 against Alt. Applic. 614-58; that the proposed use and occupancy will be the same, except that the 2nd floor will be used as office, 12 persons; that additional facts about the premises can be found in an accompanying zoning application 364-58-BZ, Volume II; and

WHEREAS, the applicant states that it is proposed under this application to erect the 2nd floor with 8 inch masonry walls; that the present building is one story in height and was erected with 8 inch masonry walls; that it is proposed to carry these same walls up one more story; that the piers and columns will be erected on sizes as required by the Administrative Code; that the 8 inch masonry walls would be permitted in a building of this size and height if it were occupied as a dwelling; that the use of "office" as proposed is of a non-hazardous nature and is comparable to a dwelling use; that the total height of the 8 inch masonry walls is only 20 feet and they will be properly supported with 4 foot long steel anchors at each floor, 4 feet o.c; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated August 17, 1961, acting on Alt. Applic. 1522/61, Objection No. 2, be and it hereby is modified and that the appeal be and it hereby is granted on condition that all requirements of the resolution adopted by the Board this day under Cal. No. 364-58-BZ, Vol. II shall be complied with; that drawings showing all structural work required in connection with the operation shall be submitted to and approved by the Department of Buildings; and that all laws, rules and regulations applicable shall be complied with.

687-54-BZ—Vol. II

APPLICANT—Gill and Halpern for Estate of Louis Pillari; Kathleen Pillari, Administrator.

SUBJECT—Application reopened September 26, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a retail use district in an existing building occupied as a garage for more than five motor vehicles, the extension of the uses to include minor auto repairs and gasoline service station.

PREMISES AFFECTED—11-06 to 11-08 30th Avenue and 9-40 Main Street, southwest corner, Block 507, Lot 31, Astoria, Borough of Queens.

APPEARANCES—

For Applicant: Aaron Halpern.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on December 12, 1961 after due notice by publication in the Bulletin; laid over to January 16, 1962 for decision; hearing closed; laid over without date for decision if the New Zoning Resolution is amended to permit the Board to act; then to March 20, 1962 for decision; and

WHEREAS, the decision of the Borough Superintendent, dated June 13, 1961 acting on Alt. Applic. No. 1020-61, reads:

"1. The proposed addition of Repair Shop and Gasoline Service Sta. to an existing storage garage for more

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than 5 motor vehicles approved under Cal. #687-54-BZ, Bul. 10, Vol. 40 adopted March 1, 1955, must be resubmitted to the B. of Std. & Appeals for their determination."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; the Board studied revised plans submitted by the applicant and the committee recommended against granting; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivisions f and i of the Zoning Resolution.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. #1020-61, Objection No. 1, dated June 13, 1961, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

767-59-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Twin Container Company, Incorporated, owner.

SUBJECT—Application reopened October 31, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a local retail and residence use C area district, the erection of a one story extension to an existing two story building and the change in use from bakery, storage and packing and store to a smoked meat processing plant, office, storage and locker rooms with private parking and loading and unloading in the open area, the proposed extension exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—13-15 Sumpter Street, north side, 250 feet west of Patchen Avenue, and 100-106 Marion Street, Block 1695, Lots 16, 17, 18 and 42, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was reopened as Vol. II on October 31, 1961 subject to regular procedure; and

WHEREAS, a public hearing was held on this application on January 16, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the New Zoning Resolution is amended to permit the Board to act; then to March 20, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent dated September 13, 1961 acting on Alt. Applic. No. 2072-59, reads:

"1. Proposed one story extension and change of use from bakery, storage, boiler room, packing and shipping, store and office, to boiler room, meat processing, office, private parking, loading and unloading area, storage and locker rooms as shown on the plans, located in partly within a Residence Use District and partly in a Local Retail Use District violates Article II, Sec. 4-C and Article II, Sec. 3 of the Zoning Resolution.

2. Provide a rear yard for new extension to building located in a "C" district as required by Article IV Sec. 13 and Sec. 17 of the Zoning Resolution.

3. Area of building is in excess of allowable coverage for a "C" district as required by Article IV Sec. 13 of the Zoning Resolution.

Note: These premises were subject to Board of Standards & Appeals—#435-44-A; 184-56-BZ; 767-59-BZ."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate

case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7c and 21 of the Zoning Resolution, to permit in a local retail and residence use, C area district, the erection of a one-story extension to an existing two-story building and the change in use from bakery, storage and packing and store, to a smoked meat processing plant, office, storage and locker rooms, with private parking and loading and unloading in the open area; the proposed extension to exceed the permitted area coverage and encroach on the required rear yard, *on condition* that the work shall conform with drawings filed with this application dated September 14, 1961, 8 sheets; that all laws, rules and regulations applicable shall be complied with; that permits shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

78-61-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Stanley W. Berman and Antonette Sabbrese, owners.

SUBJECT—Application reopened January 16, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, non-automatic car wash, storage room, office and sales and the parking and storage of motor vehicles in the open area with ground signs for a temporary term of twenty (20) years.

PREMISES AFFECTED—634-660 New York Avenue and 452 Fenimore Avenue, south west corner, and 383 Hawthorne Street, Block 4814, Lots 45, 46 and 50, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti and Stanley W. Berman.

For Opposition: Thomas V. Burnett.

ACTION OF BOARD—Dismissed for lack of jurisdiction of the Board under the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

947-61-BZ

APPLICANT—Charles A. Buckley, Jr. for Southmore Realty Corporation, owner; Hawthorne Garage Corporation, lessee.

SUBJECT—Application June 7, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district, in an existing 12 story and penthouse multiple dwelling the use of the vacant parking space in the required accessory garage for transient parking.

PREMISES AFFECTED—209-223 (211 official) East 53rd Street, north side, 100 feet east of Third Avenue, Block 1327, Lots 5, 6, 7, 8, 8½, 9, and 10, Borough of Manhattan.

APPEARANCES—

For Applicant: Charles A. Buckley, Jr.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

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THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 16, 1962, after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit statement; then to March 20, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated May 12, 1961, acting on Alt. Applic. 691-61, reads:

"A2—Daily transient parking in a garage in sub-cellar & cellar of a building which is located in a restricted retail use district & which is appurtenant to Class A Multiple Dwelling is contrary to Art. II Section 4B(i) of the zoning resolution which prohibits the rental of such garage space for any period of less than one month by non occupants."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which reported that the garages in the immediate neighborhood were inadequate to take care of the parking required and that additional parking space is necessary; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e and of the Zoning Resolution and Section 60, Sub. 1 par. b and d of the Multiple Dwelling Law.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7e of the Zoning Resolution and Section 60.(1d) of the Multiple Dwelling Law, to permit in a restricted retail use district, in an existing 12-story and penthouse multiple dwelling, the use of the unused parking spaces in the accessory garage for transient parking for a term of twenty years, on condition that the building shall conform with drawings filed with this application dated June 7, 1961, 6 sheets; that the vehicles parked in the transient parking spaces shall be pleasure type cars only and shall not exceed 149 in number in addition to the number of cars parked by tenants of this building and cars parked on a monthly basis; and also on condition that the tenants of this apartment house may recapture any of the space devoted to transient parking on thirty days' notice to the owner, in accordance with Section 3(9)(b) of the Zoning Resolution and Section 60, (1b) of the Multiple Dwelling Law; that all other laws, rules and regulations applicable shall be complied with and that a new Certificate of Occupancy shall be obtained within the requirements of Section 22A of the Zoning Resolution.

948-61-A

APPLICANT—Charles A. Buckley, Jr. for Southmore Realty Corporation, owner; Hawthorne Garage Corporation, lessee.

SUBJECT—Application June 7, 1961—Filed pursuant to Section 60 of the Multiple Dwelling Law re—Parking for transients in Multiple Dwelling.

PREMISES AFFECTED—209-223 (211 official) East 53rd Street, north side, 100 feet east of Third Avenue, Block 1327, Lots 5, 6, 7, 8, 8½, 9 and 10, Borough of Manhattan.

APPEARANCES—

For Applicant: Charles A. Buckley, Jr.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated May 12, 1961 on Alt. Applic. 691-60, reads:

"A3—Daily transient parking of motor vehicles in garage, sub-cellar and cellar by persons other than the occupants of the Multiple Dwelling which such garage service is prohibited by Section 60 Sub. 1 Par. b and d

of the Multiple Dwelling Law."

and

WHEREAS, the applicant states that the building is 159 feet 11 inches by 100 feet 4 inches in area, 12 stories and penthouse, 143 feet 3 inches high, of class 1 construction, located in restricted retail use, B area and class 1½ height district, built in 1960, now used and occupied since 1960: cellar—shop, boiler, meters, garage, janitor's apartment, offices and garages, 3 persons; 1st floor to 10 floors—12 persons each floor; 11th and 12th floors—to 10 floors—apartments, 12 persons each floor; 11th and 12th floors—apartments, 9 persons each floor; penthouse—apartments, 6 persons; substantially in accordance with Certificate of Occupancy #52992 issued November 3, 1960 against Alt. Applic. 741-60; that the proposed use and occupancy will be the same; that other facts relating to the site can be found in an accompanying zoning appeal under Cal. No. 947-61-BZ; and

WHEREAS, the applicant states that the appeal is submitted in conjunction with an application for a variance to permit the same use as herein requested; that the Points submitted with that application fully outline the reasons why this appeal should be granted; that briefly stated these reasons are as follows; that the granting of this application will not work a hardship on tenants because they will have a priority position and will be furnished with space on demand; that it will help to alleviate, to a degree, the parking problems currently existing in the area, and it will enable the owner of the garage to make full use of his property; that for the reasons stated above and in the application and other papers and documents submitted herewith, it is respectfully requested that the within appeal be granted; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 691-60, Objection No. A-3, dated May 12, 1961, be and it hereby is modified under the powers vested in the Board by Section 310 of the Multiple Dwelling Law, and that the appeal be and it hereby is granted on condition that all requirements of the resolution adopted by the Board this day under Cal. No. 947-61-BZ shall be complied with, and that a Certificate of Occupancy shall be obtained.

1354-61-BZ

APPLICANT—Carl H. Salminen for Free Gospel Church Assemblies of God, owner.

SUBJECT—Application August 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use D-D area district, the erection of a two story and basement extension to an existing church that exceeds the permitted area coverage and encroaches on the required setbacks from a mapped street.

PREMISES AFFECTED—156-15 Sanford Avenue, 41-30 157th Street, northwest corner, Block 5329, Lot 32, Flushing, Borough of Queens.

APPEARANCES—

For Applicant Carl H. Salminen and Rev. Arthur H. Graves.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on December 5, 1961 after due notice by publication in the Bulletin; laid over to December 12, 1961 for inspection and decision; hearing closed; then to January 16, 1962 for decision; applicant to submit revised drawings; then laid over without date for decision if the new Zoning Resolution is amended to permit the Board to act; then to March 20,

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1962 for decision; and

WHEREAS, the decision of the Borough Superintendent, dated August 11, 1961 acting on Alt. Applic. No. 1032-61, reads:

"1. The proposed bldg. extension in aggregate with the existing bldg. will exceed the permissible area coverage in a DD area district. Art. IV Sec. 14-B Z. R.

2. The proposed erection of the portion of the bldg. in a DD area district within 10' of the street line is contrary to Art. IV Sec. 14-B Z. R."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, and the Committee recommended granting on certain conditions; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21 of the Zoning Resolution, to permit in a residence use, DD area district, the erection of a two-story and basement extension to an existing church that exceeds the permitted area coverage and encroaches on the required setback from a mapped street, on condition that the work shall be done in accordance with drawings filed with this application dated August 18, 1961, 4 sheets and January 11, 1962, 5 sheets revised; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1364-61-BZ

APPLICANT—Samuel Rosenblum for Alice Berkowitz, owner.

SUBJECT—Application August 23, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use E-1 area district for a stated terms of years, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with an attendant's shed that encroaches on the required setbacks.

PREMISES AFFECTED—2081-2083 Mulliner Avenue, west side, 350 feet south of Lydig Avenue, Block 4297, Lots 51 and 52, Borough of The Bronx.

APPEARANCES—

For Applicant: Samuel Rosenblum.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative 0

Negative; Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on December 19, 1961 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision; hearing closed; then to March 20, 1962 at request of applicant; applicant to submit memorandum; and

WHEREAS, the decision of the Borough Superintendent, dated August 7, 1961 acting on Alt. Applic. No. 498-61, reads:

"1. Proposed use of parking & storage of more than 5 motor vehicles & attendant's office located in a residence use district is contrary to Art. II Sect. 3 of the Z.R.

2. Construction within 15 feet of the street line in

an E-1 district is contrary to Art. IV Sect. 15A of the Z.R.

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended against granting the application; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision h of the Zoning Resolution; and

WHEREAS, the Board found that the applicant failed to substantiate a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution and was therefore not entitled to relief on the grounds of practical difficulty or unnecessary hardship.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. #498-61, Objection Nos. 1 and 2, dated August 7, 1961, be and it hereby is affirmed and that the application be and it hereby is denied.

1382-61-BZ

APPLICANT—Samuel Rosenblum for Rose Sakow, Executrix, Estate of Max Sakow, owner.

SUBJECT—Application August 29, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with a frame office within the required setbacks for a stated term of five years.

PREMISES AFFECTED—2058-2062 Mulliner Avenue, east side, 150 feet north of Brady Avenue, Block 4298, Lots 12, 13, and 14, Borough of The Bronx.

APPEARANCES—

For Applicant: Samuel Rosenblum.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative 0

Negative; Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on December 19, 1961 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 6, 1962 for decision; hearing closed; then to March 20, 1962 at request of the applicant; applicant to submit memorandum; and

WHEREAS, the decision of the Borough Superintendent, dated August 21, 1961 acting on Alt. Applic. No. 602-61, reads:

"1. Proposed parking and storage of more than five motor vehicles in a residence use district is contrary to Art. II Sect. 3 of the Z.R.

2. Construction within a 15 foot setback in an E-1 district is contrary to Art. IV Sect. 15-A of the Z.R."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended against granting the application; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision h of the Zoning Resolution; and

WHEREAS, the Board found that the applicant failed to substantiate a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution and was therefore not entitled to relief on the grounds of practical difficulty or unnecessary hardship.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. #602-61, Objection Nos. 1 and 2, dated August 21, 1961, be and it hereby is affirmed and that the application be and it hereby is denied.

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1402-61-BZ

APPLICANT—Crinnion and Crinnion for Ludwig J. Grill, owner.

SUBJECT—Application September 1, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a three story, two family dwelling that encroaches on the required setbacks from a mapped street.

PREMISES AFFECTED—1038 Neill Avenue, southwest corner of Hone Avenue, Block 4269, Lot 8, Borough of the Bronx.

APPEARANCES—

For Applicant: Stanley Ciecierski.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 16, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then to March 20, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 31, 1961 acting on N.B. Applic. No. 1329-61, reads:

"1. Proposal to erect building in an E-1 area district any portion of which is nearer than 10' to the street line of any street as laid out upon the City Map is contrary to Article IV, Section 15A, par. e and contrary to Article IV, Section 15, par. d of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended granting on certain conditions; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a two-family dwelling that encroaches on the required setback from a mapped street, on condition that the work shall be done in accordance with drawings filed with this application dated September 1, 1961, 5 sheets; that all other laws, rules and regulations applicable shall be complied with; that permit shall be obtained, work be completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1404-61-BZ

APPLICANT—Arnold W. Lederer for Josephine Gabriel, owner.

SUBJECT—Application August 25, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in business use district, the change in occupancy of an existing one story building from a junk shop and chicken market to an auto repair shop with body and fender repairs, welding, painting and spraying.

PREMISES AFFECTED—2774-2780 East 14th Street, west side, 136 feet, 9 inches north of Neptune Avenue, Block 7487, Lot 40, Borough of Brooklyn.

APPEARANCES—

For Applicant: Arnold W. Lederer.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 16, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then to March 20, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 18, 1961 acting on Alt. Applic. No. 655-60, reads:

"1. In a business use district the proposed change in occupancy from junk shop & chicken market to auto repair shop, body & fender repairs, welding and paint spraying and office is contrary to Article II Section 4(a) 4 & 29."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended granting on certain conditions; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21 of the Zoning Resolution, to permit in a business use district, the change in occupancy of an existing one-story building from junk shop and chicken market to an auto repair shop with body and fender repairs, welding, painting and incidental spraying, on condition that the work shall be done in accordance with drawings filed with this application dated August 25, 1961, 2 sheets; that there shall be no engine repairs and no spray booth; that any repairs done shall be with hand tools only and work shall be limited to the hours between 9 a.m. and 5:30 p.m.; that all laws, rules and regulations applicable shall be complied with; that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1415-61-BZ

APPLICANT—Max Siegel Associates for G.A.L. Electro Mechanical Service, owner.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Sections 7a and 7c of the Zoning Resolution, to permit in a retail and residence use district, in an existing three story building, the extension of the factory use on the second and third floor to the first floor presently used for storage.

PREMISES AFFECTED—331-343 East 102nd Street, north side, 75 feet west of First Avenue, Block 1674, Lot 19, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 16, 1962, after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then to March 20, 1962 for decision; hearing closed; and

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WHEREAS, the decision of the Borough Superintendent, dated August 22, 1961, acting on Alt. Applic. 1450-61, reads:

"1. Change in use of first floor from stores to factory contrary to Article II, Paragraph 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivisions a and c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7a and 7c of the Zoning Resolution, to permit in a retail and residence use district, in an existing three-story building, the extension of factory use on the 2nd and 3rd floors to be used with the first floor, presently used for storage, *on condition* that work shall be done in accordance with drawings filed with this application dated September 8, 1961, 6 sheets; that the building shall be occupied by one tenant; that all laws, rules and regulations applicable shall be complied with; that permits shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1423-61-BZ

APPLICANT—Leonard F. Rothkrug for Abraham Zirman, owner; Strauss Stores, lessee.

SUBJECT—Application September 8, 1961, decision of the Borough Superintendent, under Sections 7e, 7A and 21 of the Zoning Resolution, to permit in a local retail use D area district, in an existing retail store for sale of auto accessories, the addition of accessory minor auto repairs with acetylene torch for the installation of seat covers, tires, mufflers and tail pipes, the change of an off-street loading to a service area, thereby making the building have excess area coverage and the use of the curb cut within 75 feet of a residence district for a term of fifteen years.

PREMISES AFFECTED—1178 Castle Hill Avenue, southeast corner of Gleason Avenue, Block 3820, Lot 9, Borough of the Bronx.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: David Vorhause.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 16, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then to March 20, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 25, 1961 acting on Alt. Applic. No. 286-60, reads:

"1. Proposed additional use of installation of seat covers, tires mufflers and tail pipes to existing retail stores constitute auto repairs in a local retail district and is contrary to Art. II Sect. 4-C of the Zon. Res.

2. The one story extension is in excess of percentage coverage permitted by Sect. 14 of the Zon. Res. and was erected under Alteration Application 322-59 for parking and unloading permitted by Sect. 19(h).

The proposed additional use for installation of seat covers, etc., violates Sect. 14 of the Zoning Resolution.

3. Proposed use of existing curb cut within 75 feet of a Residence Zone is contrary to Art. II Sect. 7-A

of the Zon. Res."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, and the Committee recommended against granting the application; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision e and 7A of the Zoning Resolution; and

WHEREAS, the Board found that the applicant failed to substantiate a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution and was therefore not entitled to relief on the grounds of practical difficulty or unnecessary hardship.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. #286-60, Objection Nos. 1, 2 and 3, dated August 25, 1961, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1522-61-BZ

APPLICANT—Samuel Rosenblum for Sydney Trattler, owner.

SUBJECT—Application October 3, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—53-03 97th Street, southeast corner of Christie Avenue, Block 1897, Lot 27, Elmhurst, Borough of Queens.

APPEARANCES—

For Applicant: Samuel Rosenblum.

For Opposition: Louis Morga.

ACTION OF BOARD—Dismissed for lack of jurisdiction of the Board under the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

1545-61-BZ

APPLICANT—Albert Melniker for Michael J. Bilotto, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a retail and residence use district, the maintenance of a parking lot for patron parking extending into the residence portion of the plot for use in conjunction with the adjoining restaurant.

PREMISES AFFECTED—476 Bement Avenue, west side, 125 feet north of Forest Avenue, Block 168, Lot 50, West Brighton, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 6, 1962, after due notice by publication in the Bulletin; laid over to March 20, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 4, 1961, acting on Alt. Applic. 300-61, reads:

"1. Erection and maintenance of a parking lot accessory to a restaurant partially in a residence use district is contrary to Art. II par 3 sub (9) of the Zoning Resolution.

and

WHEREAS, the premises and surrounding area were in-

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spected by a committee of the Board and the Committee recommended against granting the application; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivisions c and h of the Zoning Resolution.

Resolved, that the decision of the Borough Superintendent acting on Alt. Applic. #300-61, Objection No. 1, dated October 4, 1961, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1550-61-BZ

APPLICANT—Joseph Mitchell for 25 Beekman Street Parking Corporation, owner.

SUBJECT—Application October 9, 1961—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution, to permit in a retail use district for a temporary term of years, the erection of a four story and cellar building for use as an open type parking garage.

PREMISES AFFECTED—23-27 Beekman Street, south side, 120 feet 6¼ inches west of William Street, Block 92, Lots 34, 35 and 36, Borough of Manhattan.

APPEARANCES—

For Applicant: Joseph Mitchell.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 6, 1962, after due notice by publication in the Bulletin; laid over to March 20, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 4, 1961, acting on N.B. Applic. 115-61, reads:

"3. Garage for more than five (5) motor vehicles in a retail use district contrary to Article II, Section 4-A of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision f of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7f of the Zoning Resolution, to permit in a retail use district, the erection of a four-story and cellar building for use as an open type parking garage, *on condition* that the work shall be done in accordance with drawings filed with this application dated October 9, 1961, 8 sheets; that the number of cars parked on the premises shall not exceed 149 and that there shall be no gasoline storage; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work done and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1551-61-A

APPLICANT—Joseph Mitchell for 25 Beekman Street Parking Corporation, owner.

SUBJECT—Application October 9, 1961—Appeal from a decision of the Borough Superintendent re-opening in rear enclosure wall.

PREMISES AFFECTED—23-27 Beekman Street, south side, 120 feet 6¼ inches west of William Street, Block 92, Lots 34, 35 and 36, Borough of Manhattan.

APPEARANCES—

For Applicant: Joseph Mitchell.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated October 6, 1961 on N.B. Applic. 115-61, reads:

"4. Opening in rear enclosure wall to have minimum length of fifty feet (50') as per C26-257.1 A.C."

and

WHEREAS, the applicant states that the proposed building will be 68 feet 10 inches by 85 feet in area, 4 stories and cellar, 36 feet high, of class 5 construction, located in retail use, B area and class 2½ height district, now used and occupied since 1961: #23 Beekman Street—vacant building; #25-27 Beekman Street—parking lot, 3 persons; substantially in accordance with temporary Certificate of Occupancy #54335 issued August 2, 1961 against Alt. Applic. 717-60; that the proposed use and occupancy will be: 1st floor—garage and offices, 3 persons; 2nd, 3rd and 4th floors—garage; that an accompanying zoning application 1550-61-BZ contains additional facts about the use of the premises; and

WHEREAS, the applicant states that the following are the conditions which make it impractical to fully comply with the requirement of Section C26-257.1A of the Administrative Code; that the plot is 68 feet 8 inches by 102 feet 8 inches in area, and with the elevator shafts, the open area at the rear is less than the minimum requirement of a 50 foot length of the unenclosed wall; that the rear wall is located 15 feet from the rear lot line and is therefore in compliance with subsection "e"; that the applicant respectfully asks for your reconsideration of this objection, and that the Board accept the condition as shown; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated October 6, 1961, acting on N.B. Applic. 115-61, Objection No. 4 be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that all requirements in the resolution adopted by the Board this day under Cal. No. 1550-61-BZ shall be complied with, and that a Certificate of Occupancy shall be obtained.

1553-61-BZ

APPLICANT—Elliot Saltzman for Leonard Ventura, owner.

SUBJECT—Application October 10, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing one story building from a laundry to laundry machine repairs and sales and the storage of new and used laundry equipment.

PREMISES AFFECTED—1710 Pacific Street, south side, 306 feet 4 inches east of Schenectady Avenue, Block 1342, Lot 25, Borough of Brooklyn.

APPEARANCES—

For Applicant: Elliot Saltzman.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; laid over to March 20, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 2, 1961 acting on Alt. Applic. No. 2152-61, reads:

"1. The change of occupancy from laundry to laundry machine repairs, sales & storage of new and used laundry equipment in a residence use district

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is contrary to Art. II Sec. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended granting on certain conditions; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21 of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing one-story building, from laundry, to laundry machine repairs and sales and the storage of new and used laundry equipment, *on condition* that the work shall be done in accordance with drawings filed with this application dated October 10, 1961, 3 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1560-61-BZ

APPLICANT—Lama, Proskauer and Prober for Atlantic Pontiac Incorporated, owner.

SUBJECT—Application October 4, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in an unrestricted and residence use district, the extension of the existing uses of auto parking, storage and display of used cars to include sale and display of new and used cars and the storage and parking of motor vehicles extending into the residence portion of the premises.

PREMISES AFFECTED—975-997 Atlantic Avenue, north side, 238 feet west of Classon Avenue, 114-126 Lefferts Place, Block 2019, Part of Lot 65, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; laid over to March 20, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 22, 1961, acting on Alt. Applic. No. 2793-61, reads:

"1. On a lot located partially in a residence and partially in an unrestricted use district the proposed enlargement and extension of an existing auto parking, storage and display to include sales, display of new and used cars, storage and parking of motor vehicles is contrary to Article II Section 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c of the Zoning Resolution, to permit in an unrestricted and residence use district, the extension of the existing uses of auto parking, storage and display of used cars to include sale and display of new and used cars and the storage and parking of motor vehicles extending into the residence portion of the premises,

on condition that the work shall be done in accordance with drawings filed with this application dated October 4, 1961, 3 sheets; that a tight board fence 6 feet high parallel with Lefferts Place shall be constructed 15 feet back from the Lefferts Avenue building line and the present fence on the building line may be left in place; that this board fence shall be continued along the side lot lines 70 feet back from Lefferts Avenue except where adjacent buildings are on the lot lines; that the remainder of the property shall be enclosed with a woven wire fence on steel posts 6 feet high; that the lot shall be paved with clean cinders or gravel, treated with a binder and rolled to proper grade; that bumpers shall be provided where cars are to be parked; that all old tires and other debris shall be cleared off the lot and the lot kept in good condition; that there shall be no signs on the residence use portion of the plot; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1582-61-BZ

APPLICANT—Murray L. White for Edward Giuliano, owner.

SUBJECT—Application October 18, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a local retail use district for a stated term of years, the erection of a one story building for use as a factory and warehouse with employee and patron parking in the open area.

PREMISES AFFECTED—866-870 Glenmore Avenue, south side, 40 feet east of Montauk Avenue, Block 4008, Lots 15, 16 and 17, Borough of Brooklyn.

APPEARANCES—

For Applicant: Murray L. White and Edward Guiliano.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; laid over to March 20, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 2, 1961 acting on N.B. Applic. No. 2786, reads:

"1. Proposed factory use and warehouse use in a Local Retail Use District is contrary to Article II, paragraph 4-C of the Z.R."

and

WHEREAS, the decision of the Borough Superintendent, dated October 2, 1961 acting on N.B. Applic. No. 2786-61, reads:

"1. Proposed factory use and warehouse use in a Local Retail Use District is contrary to Article II, paragraph 4-C of the Z.R."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, and the Committee recommended against granting the application; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision c of the Zoning Resolution; and

WHEREAS, the Board found that the applicant failed to substantiate a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution and was therefore not entitled to relief on the ground of practical difficulty or unnecessary hardship.

Resolved, that the decision of the Borough Superintendent, acting on N.B. Applic. #2786-61, Objection No. 1, dated October 2, 1961, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

Adjourned: 1:15 P.M.

JAMES P. MULROY, Secretary.

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REGULAR MEETING

TUESDAY AFTERNOON, MARCH 20, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

454-51-SA

APPLICANT—Hoyt Manufacturing Corporation, owner.
APPEARANCES—

For Applicant: Harold C. Burgo.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
454-51-SA—Amendment to resolution as to additional models of gas fired water washed clothes dryers.

Hoyt Manufacturing Corporation, Westport, Mass., requested that the resolution adopted November 20, 1951, under Calendar Number 454-51-SA be reopened and amended so as to include additional models of gas fired clothes dryers.

USE: Gas fired clothes dryers.

DESCRIPTION: The requested models are basically the same as the previously approved models differing only as to styling and BTU input. The Westport II having 130,000 BTU, the Westport III having 150,000 BTU, the Dryerette having 115,000 BTU and the Westport Jr. having 85,000 BTU per hour.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted November 20, 1951, under Calendar Number 454-51-SA be reopened and amended so as to include the additional models of gas fired clothes dryers as manufactured by Hoyt Manufacturing Corp., namely the Models Westport II, Westport III, Dryerette and Westport Jr. on condition that the requirements of the resolution adopted November 20, 1951, under Calendar Number 454-51-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

905-59-SA

APPLICANT—National Cylinder Gas, Division of Chemetron Corporation, owner.

APPEARANCES—

For Applicant: Gordon E. Male.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

905-59-SA—National Cylinder Gas, Division of Chemetron Corporation, requested that the resolution adopted April 5, 1960, under Calendar Number 905-59-SA be reopened and amended so as to include storage of liquid oxygen and argon in addition to nitrogen and to include additional sizes of storage vessels.

DESCRIPTION: The new sizes of storage vessels will be

337 gallons, 660 gallons, 1020 gallons, 2400 gallons and will be in addition to the previously approved 4800 gallon size.

These storage vessels will be used for liquid oxygen, nitrogen or argon and deliver the product as a gas to a customer's piping system.

They are double walled pressure vessels and include the control piping within a cabinet mounted on the outer jacket.

The inner vessel is designed, fabricated and tested in accordance with the ASME pressure vessel code for pressures of 200 PSI plus full external vacuum in the 337 gallon size and for pressures of 245 PSI plus full external vacuum for the larger sizes. The material is stainless steel or other metal suitable for —320°F service.

The outer steel vessel is designed, fabricated, and tested in accordance with the ASME Code for Unfired Pressure vessels for a full internal vacuum of 15 PSI. The test pressure is 30 PSI internal and the vessel is not code stamped because it is operated under less than 15 PSI and thus not covered by the code.

The space between the inner vessel and outer vessel is filled with a powder insulation of non-combustible material and evacuated to a high vacuum.

All inner vessels are protected by safety valves set at the vessel design pressure of either 200 PSI or 245 PSI. All inner vessels are also protected by a bursting disc set 50% over the design pressure at 300 PSI or 370 PSI. All piping and valve bodies are rated for 400 PSI and protected by safety valves set at 350 PSI. The outer vessel is protected by a device that opens under positive internal pressure.

The control cabinet contains a pressure gauge for indicating inner vessel pressure and a liquid level gauge for indicating inner vessel contents.

The control piping has a pressurizing circuit which consists of a coil of tubing exposed to the atmosphere and in which a measured amount of liquid is vaporized and superheated and returned to the gas phase of the unit to maintain operating pressure.

The control piping has an evaporating circuit for evaporating liquid contents and delivering the evaporated gas at controlled pressure to the customer's distribution system. The heat for this evaporation circuit may be obtained from the atmosphere by means of exposed finned coils, or it may be obtained from an open water container by means of immersed coils. Heat is returned to the water container either by thermostatically controlled immersion electric heaters or by thermostatically controlled steam.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted April 5, 1960, under Calendar Number 905-59-SA be reopened and amended so as to include the additional sizes of liquid gas converters of 337 gallons, 660 gallons, 1020 gallons and 2400 gallons in addition to the previously approved 4800 gallon size and to permit their use for the storage of liquid oxygen, argon or nitrogen on condition that the storage vessels in all cases will be installed outdoors where permitted by law and that, in the case of liquid oxygen storage, a clearance of at least 25 feet in all directions from the sides and top of the storage vessel shall be maintained and no smoking, open flames or storage of combustible materials permitted in the storage area, that in any case of liquid nitrogen or argon storage and in cases of storage of liquid oxygen on industrial sites, the minimum clearance between storage vessel and adjacent structures may be 5 feet if the walls are fire resistive in construction and with no openings in the walls within 25 feet of the storage vessel unless such openings lead to rooms used exclusively for the storage of oxygen, nitrogen or argon and/or the charging of cylinders or suitable containers with oxygen, nitrogen or argon in which case the distance from storage vessel to wall opening may be reduced to 10 feet, that all piping from the storage vessel and within the building be as required by the Fire Department, that each installation will be serviced and periodically inspected by specially trained personnel who have certificates of fitness issued by the Fire Department, that all electrical work will be in accordance with the Electrical Code of the City of New York, and further that each storage installation shall bear a label, permanently affixed, reading "Approved by

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the Board of Standards and Appeals for use in New York City under Calendar Number 905-59-SA."

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

1-60-SA

APPLICANT—National Cylinder Gas, Division of Chemetron Corporation.

APPEARANCES—

For Applicant: Gordon E. Male.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

1-60-SA—National Cylinder Gas Division of Chemetron Corporation, requested that the resolution adopted October 31, 1961, under Calendar Number 1-60-SA be reopened and amended so as to include additional semi-trailer tank trucks, LOT-10, LOT-21, LNT-26, LAT-28 and LOT-29 to be used for the transportation of liquid oxygen, nitrogen or argon.

DESCRIPTION: These semi-trailer tank trucks are similar in construction to the LNT-23 previously approved under Calendar Number 1-60-SA.

The liquid containers of these trucks are designed in accordance with the ASME pressure code for temperature down to -320°F and for a working pressure of either 25 psig plus full external vacuum or 30 psig plus full external vacuum. The containers, as in the case of the LNT-23, are equipped with a two inch relief valve set at 25 psig and a two inch bursting disc set to rupture at 44 psig.

The capacity of all tanks is 3600 gallons except the LNT-26 which has a nominal capacity of 5100 gallons. The liquid containers are of stainless steel except the LOT-10 which is of aluminum.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted October 31, 1961, under Calendar Number 1-60-SA be reopened and amended so as to include the NCG Liquid Gas Transport, LOT-10, LOT-21, LAT-28 and LOT-29 but not the LNT-26 whose capacity is deemed excessive for New York City use on condition that the requirements of the resolution adopted October 31, 1961, under Calendar Number 1-60-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

886-60-SM

APPLICANT—Mansfield Sanitary, Incorporated, owner; Bert Gleichman and Associates, agent.

APPEARANCES—

For Applicant: Bertram W. Gleichman.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 886-60-SM—Mansfield Sanitary Inc., Perrysville, Ohio filed for approval of the material known as Mansfield Ballcock No. 07 under the provisions of the Submerged Inlet Rules of the Board.

USE: Anti syphon ballcock.

DESCRIPTION: The ballcock consists of a riser pipe on the terminal end of which is a brass casting containing the water shut-off mechanism and the vacuum breaker. The vacuum breaker is on the lower side of the casting, it has nine holes each $\frac{1}{8}$ inch in diameter which are the air relief ports. The ports are protected from spilling the incoming water by a neoprene diaphragm which seats against the ports under pressure. Under vacuum the diaphragm is pulled away from the ports.

The discharge in the ballcock is through a hush tube which incases the riser pipe.

The refill discharge is through an opening in the brass casting into which the refill tube is connected.

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts. The ballcock has been approved by the Cities of Detroit and Chicago and the Committee on Test has decided to accept these approvals in lieu of additional tests.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Mansfield Ballcock No. 07 for voluntary use in New York City when installed in accordance with the requirements of the Submerged Inlet Rules of the Board on condition that the appliance bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 886-60-SM."

The Committee further recommends that when the ballcock is installed, the base of the valve body be maintained a minimum distance of 1 inch above the overflow tube in the closet bowl.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Eng.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

35-61-SM

APPLICANT—Northern Virginia Steel Corporation, owner.

APPEARANCES—

For Applicant: Clarence A. Roberts.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 35-61-SM—Northern Virginia Steel Corp., Springfield, Va., filed for approval of the material known as Springfield Steel Joists, Open Web Type for use under the provisions of C26-519.0 in classes of construction as provided under C26-240.0, C26-241.0 C26-244.0 and C26-620.0 Administrative Building Code.

USE: Open web steel joists used in building construction.

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DESCRIPTION: The joists are manufactured in the following manner: The top and bottom chords are angles and the web members are steel rounds bent to form a Warren type truss. The truss members are welded to the chord mem-

bers. The ends of the joists are supported on plates arc welded in place to provide a 2½ inch standard depth of bearing.

The properties are as follows:

Joist Type	Top Chord	Bottom Chord	Web		Bending Moment	End Reaction
			End Section	Mid Section		
					IN—K	K
8S2	1" x 1" x ⅛"	1" x 1" x ⅛"	7/16"	7/16"	52.5	1.9
10S2	1" x 1" x ⅛"	1" x 1" x ⅛"	½"	7/16"	65.0	1.9
10S3	1¼" x 1¼" x ⅛"	1¼" x 1¼" x ⅛"	½"	7/16"	83.0	2.0
10S4	1½" x 1½" x ⅛"	1" x 1" x 1/16"	½"	½"	103.0	2.2
12S3	1¼" x 1¼" x ⅛"	1" x 1" x ⅛"	½"	½"	100.0	2.2
12S4	1½" x 1½" x ⅛"	1" x 1" x 3/16"	½"	½"	125.0	2.3
12S5	1¾" x 1¾" x ⅛"	1½" x 1½" x ⅛"	9/16"	½"	149.0	2.5
12S6	1½" x 1½" x 3/16"	1" x 1" x ¼"	9/16"	9/16"	182.0	2.8
14S4	1½" x 1½" x ⅛"	1" x 1" x 3/16"	9/16"	9/16"	147.0	2.6
14S5	1¾" x 1¾" x ⅛"	1½" x 1½" x ⅛"	9/16"	9/16"	175.0	2.9
14S6	1½" x 1½" x 3/16"	1¼" x 1¼" x 3/16"	5/8"	9/16"	214.0	3.1
14S7	1¾" x 1¾" x 3/16"	1½" x 1½" x 3/16"	5/8"	5/8"	251.0	3.4
16S5	1¾" x 1¾" x ⅛"	1" x 1" x 3/16"	5/8"	9/16"	202.0	3.0
16S6	1½" x 1½" x 3/16"	1¼" x 1¼" x 3/16"	5/8"	5/8"	242.0	3.3
16S7	1¾" x 1¾" x 3/16"	1½" x 1½" x 3/16"	11/16"	5/8"	290.0	3.6
16S8	2" x 2" x 3/16"	1¾" x 1¾" x 3/16"	11/16"	5/8"	336.0	3.9
18S6	1½" x 1½" x 3/16"	1½" x 1½" x 3/16"	11/16"	11/16"	272.0	3.6
18S7	1¾" x 1¾" x 3/16"	1½" x 1½" x 3/16"	11/16"	11/16"	328.0	3.8
18S8	2" x 2" x 3/16"	1¾" x 1¾" x 3/16"	11/16"	11/16"	380.0	4.1
20S6	1½" x 1½" x 3/16"	1¼" x 1¼" x 3/16"	¾"	11/16"	295.5	3.7
20S7	1¾" x 1¾" x 3/16"	1½" x 1½" x 3/16"	¾"	11/16"	358.0	3.9
20S8	2" x 2" x 3/16"	1¾" x 1¾" x 3/16"	¾"	11/16"	420	4.2

INSPECTION AND TEST: Various tests were conducted on various size joists in accordance with the requirements of C26-519.0.d Administrative Building Code.

Various size joists were tested to determine that the maximum deflection shall not exceed 1/360 of the span for the total designed load. In all tests the joists were tested to the maximum span for its depth. The various sizes of joists all meet the requirements. The joists were also tested in shear to check the end reactions and successfully met the required test.

The joists also were tested in accordance with the additional requirements of C26-519.0 Administrative Building Code and successfully met all requirements.

The complete test reports of Froehling and Robertson are on file with and are part of the record.

RECOMMENDATION: On the basis of the tests and the data supplied by the applicant, the Committee on Test recommends the approval of the material known as Springfield Steel Joist, Open Web Type in sizes listed herein as having met the requirements of C26-519.0.d and e for use in classes of construction as provided under C26-240.0, C26-241.0, C26-244.0 and C26-620.c.I.b., on condition that all welding performed shall be in accordance with the requirements of the Welding Rules of the Board, on condition that all requirements of C26-519.0 are complied with and further that if a suspended ceiling is used in conjunction with the joists the ceiling shall comply with the requirements of C26-461.0, and that all joists shall be fastened and permanently bridged before construction or other loads are applied; that ceiling or floor openings not exceeding 4 feet in either direction at right angles to the joists may be framed by adequately proportioned header angles secured to framing joists by bolts or welds, provided the joists are designed to carry the concentrated loads and provided that each bundle of joists shall be identified as to dimension and shall bear a label "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 35-61-SM," and further that all plans submitted to the

Department of Buildings showing the proposed use of these joists shall be similarly marked.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

344-61-SA

APPLICANT—The Seeburg Corporation, owner; Atlantic N. Y. Corporation, agent.

APPEARANCES—

For Applicant: William Schwartz.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

WHEREAS, the report of a Committee on Test reads:

344-61-SA—The Seeburg Corporation, owner, filed for approval of the appliance known as Seeburg 4SCD Cold Drink Vendor for use in New York City under the provisions of Chapter 19, Article 18, Administrative Code and the Submerged Inlet Rules of the Board.

USE: Coin operated vending machine for post-mix cold drinks with or without crushed ice.

DESCRIPTION: Upon insertion of a coin, a contact is made releasing paper cup to a platform, in the vend stage area, after selection of anyone of four flavors is made. Water and syrup, which have been chilled, will be dispensed

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through a spout filling the cup. The mixture of the water and syrup takes place within the mixing chamber before delivery through spout to cup.

The cabinet is made of heavy gauge sheet steel with adjustable legs, finished with baked enamel on exterior and interior. The cabinet height is 69½ inches, width 32 inches and depth 27½ inches. The lower compartment panel is removable to give easy access to the water pump and refrigeration units. The front-lighted plastic display panel is illuminated by 25 watt fluorescent tube across top of front door. The cup mechanism is a swing-out twelve-stack turret which has a 1400 cup capacity, 7 oz., 9 oz. or 10 oz. cups. A cup supply switch renders the machine inoperative when cup supply is exhausted. The cups are delivered through a chute to the drain board in the vend stage area. A plastic sliding door provides the front closing for the vend stage area.

The drink mechanism has four syrup pumps, each operated by its own motor. Full carbonation for one flavor, three flavors adjustable from no carbonation to full carbonation. The syrup is measured, then dispensed and blended with a metered amount of water (and ice, if desired). Syrup throw is adjustable at the pump. Rate of delivery is approximately four drinks per minute. All metal parts in contact with syrup or carbonated water are of stainless steel. The easily removed stainless steel syrup tanks are equipped with tightly fitting covers with large filler necks and caps. The capacity is 8 gallons for one tank, 5 gallons each for three tanks.

The absorption-type, stainless steel carbonator is designed to provide carbonated water for delivery of a finished drink with carbonated water containing a minimum of four volumes of carbonation. Water to the carbonator is supplied by a water pump. CO₂ gas is supplied through a regulator from a 15 lb. or 20 lb. CO₂ cylinder. The fresh water enters from the public service connection through a ¾ inch copper tubing into the vacuum breaker on exterior of cabinet, then through the vendor water inlet at bottom rear of vendor, to the water strainer, water pressure regulator that reduces excessive supply line pressure to 25 PSIG; and inlet solenoid valve. At a point located between the inlet solenoid valve and water pressure switch is a "Tee" with a check valve on line feeding the ice maker reservoir. From the inlet solenoid valve water flows to the water pressure switch, water pump, water cooling coil, and into the non-carbonated water solenoid valve.

The non-carbonated water solenoid valve controls the flow of the still water to the carbonator and to the still water nozzle at the vend stage. From the non-carbonated water solenoid valve, the water flows to the double check valve mounted on the side of the carbonator body at the water inlet connection, which prevents carbonated water from entering the still water system. The carbonated water solenoid valve controls the flow of carbonated water from the carbonator to the carbonated water nozzle.

The refrigeration system:

Ice Maker		Water Bath	
H. P.	1/3	H. P.	1/3
Refrigerant	R-12, 12 oz.	Refrigerant	R-12, 11 oz.
Amps	25	Amps	25
Volts and cycles	110-60	Volts and cycles	110-60

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Seeburg 4SCD Cold Drink Vendor for use in New York City under the provisions of Chapter 19, Article 18, Administrative Code and the Submerged Inlet Rules of the Board, on condition that the appliance bear a label, permanently affixed, reading, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 344-61-SA," and further that all electrical installation work shall comply with the requirements of the Electrical Code of the City of New York.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

787-61-SA

APPLICANT—Samuel Carr for The Balcranck Incorporated, owner; Norman Harris, agent.

APPEARANCES—

For Applicant: S. Carr.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

787-61-SA—S. Carr for the Balcranck Incorporated, Cincinnati, Ohio, filed for approval of the appliance known as the Balcranck Pumps, various ratios, under the provisions of The Paint Spraying Rules of the Board.

USE: For transferring paints from drums or containers and for use with spray guns.

DESCRIPTION: The pumps are of the single tube construction and are air operated reciprocating double action type, pumping equal amounts on both strokes. The air motor is completely separated from the fluid pumping mechanism and therefore cannot be fouled.

The air operated agitator, separately controlled continuously mixes the material, thereby insuring a uniform viscosity.

The pump operates on 20 to 175 lbs. pressure and the delivery of the fluid depends on the air pressure used.

There are no electrical connection required, therefore there can be no sparking thus eliminating any possibility of explosion from vapors.

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts and it was noted that no electrical connections were required.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Balcranck Pumps, various ratios, for voluntary use in New York City for the transfer of paint and similar materials when operated in accordance with the requirements of the Paint Spraying Rules of the Board on condition that the pump bear a label, permanently affixed, reading, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 787-61-SA."

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

852-61-SA

APPLICANT—Bill Glover, Incorporated, owner; Kay Bee Equipment Corporation, agent.

SUBJECT—Application June 7, 1961—Bill Glover Incorporated Steel Dry Cleaning Units Model CD, approval of.

APPEARANCES—

For Applicant: Morris Kweller.

ACTION OF BOARD—Application approved in accordance with the report and recommendation of the Committee on Test, on condition that this equipment shall comply

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with the Rules covering coin-operated dry cleaning establishments adopted by the Board under Calendar Number 156-62-SR.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3
Negative: Vice Chairman Kleinert 1
Not Voting: Commissioner Fox..... 1

The complete report and recommendation of the Committee on Test will be printed in a later Bulletin.

1005-61-SM

APPLICANT—Union Asbestos and Rubber Company, owner; Ronald Wild, Eastern Regional Manager, Agent.
APPEARANCES—

For Applicant: Ronald Wild.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 1005-61-SM—Union Asbestos and Rubber Co., Bloomington, Illinois, filed for approval of the material known as Unarco-board under the provisions of C26-88.0 Administrative Building Code.

USE: Incombustible asbestos sheet.

DESCRIPTION: The board is a mixture of asbestos and other inorganic materials of a proprietary nature having a medium density and hardness and is molded into slabs.

The board ranges in thickness from $\frac{1}{2}$ " to 2" and the standard sizes are 4'-0" x 4'-0" or 4'-0" x 8'-0".

INSPECTION AND TEST: The material has been approved by the Underwriters Laboratories as the result of test that showed no flame spread. The material meets the requirements of C26-88.0 Administrative Building Code.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Unarco-board (asbestos board) for voluntary use in New York City as an incombustible board on condition that each carton in which the material is marketed shall be marked or labeled, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1005-61-SM".

The Committee further recommends that this material shall not be used for structural slabs or as an hourly fire resistive partition.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

1325-61-SM

APPLICANT—Keelan Hardware Company, owner.
APPEARANCES—

For Applicant: Solomon Kaplan.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 1325-61-SM—Keelan Hardware Company, New York City,

filed for approval of the material known as Keelan Grease Filter under the provisions of C26-712.0.e Administrative Building Code and C19-165.3 Administrative Code.

USE: Filters for prevention of excessive grease accumulation in kitchen range exhaust systems.

DESCRIPTION: The filter is designed to collect particles of grease and is installed in the exhaust system of restaurant range canopies. The filters are readily removable for maintenance.

The frames are made of either galvanized steel, aluminum or stainless steel.

The body of the filter is made of alternating layers of galvanized screening, both flat and corrugated. The outer layers are expanded steel, galvanized.

The sizes range from 10" x 20" x 2" to 20" x 25" x 2".

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Keelan Grease Filter when constructed as herein described and installed in accordance with the requirements of C26-712.0.e Administrative Building Code and C19-165.3 Administrative Code on condition that the filter bear a label, permanently affixed, reading, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1325-61-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

1529-61-SM

APPLICANT—Leonard Hetson for Purity Paint Products Corporation, owner; Sinclair Paint and Chemical Incorporated, agent.

APPEARANCES—

For Applicant: Leonard Hetson.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 1529-61-SM—Purity Paint Products Corp., Brooklyn, New York, filed for approval of the material known as Perma-Lok under the provisions of C26-191.0 and C26-467.0 Administrative Building Code.

USE: To bond plaster to concrete.

DESCRIPTION: The material is a chemical coating, the mixture of which is of a proprietary nature therefore the Board has placed the formula in a sealed envelope and placed it in the Board's safe so that it can be examined at any time if the need arises.

The material is applied by brush or spray and the coverage on porous surface is 150-200 sq. ft. per gallon and 500 sq. ft. per gallon on non porous surface.

INSPECTION AND TEST: Samples of the material were tested at Manhattan College. The following tests were conducted, Tension, Shear, Vibration, Acidity and Toxicity.

The tension tests were made on three different groups of standard briquettes.

The first group consisted of three briquettes each of (1) neat cement; (2) Ottawa Sand Mortar; (3) Cowboy Sand Mortar; (4) Brown Coat; (5) Finish plaster; (6) Acoustical plaster and (7) Perlite plaster. Samples were tested and the halves saved.

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The second group was made up by cementing together the halves of the first group, after testing, with the bonding agent.

The third group was made up of taking half briquettes of neat cement, placing them in the briquette molds; coating the exposed cross section with the bonding agent and then moulding the other half of brown coat, finish plaster, acoustical plaster and perlite plaster.

In all cases of the second and third group, the failure was in the base material.

The shear test showed a failure at 291 P.S.I.

Vibration: At the end of 259,200 vibrations there was no sign of failure in the plaster or in the bond.

Acidity: At the end of twenty-five days there was no failure in the plaster or in the Bonding Agent.

Toxicity: The toxic effect of the products of combustion was not more dangerous than the products of combustion of other materials used in construction.

The complete report of Manhattan College is on file with and is part of the record.

RECOMMENDATION: On the basis of the inspection and test and the data filed by the applicant, the Committee on Test recommends the approval of the material known as Perma-Lok as manufactured by Purity Paint Products Corp., for voluntary use in New York City as a bonding agent to bond plaster to concrete or to cement mortar; the Committee further recommends that this material may be used as an adhesive to bond a finish coat directly over concrete, provided a three coat plaster is not required, for example, a lime putty finish coat on concrete columns.

It is further recommended that, in no way shall this material be construed to be the equivalent, nor shall it be used in lieu of a coat of plaster and further that each container in which this material is marketed shall be marked, labeled or stamped, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1529-61-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

877-61-SM

APPLICANT—Walter J. Kirhofer for Air Wall, Incorporated, owner.

SUBJECT—Application June 8, 1961—Air Wall, approval of.

APPEARANCES—

For Applicant: Peter M. Eichler.

ACTION OF BOARD—Laid over to April 17, 1962, at 2 P.M. for continued tests.

1649-61-SA

APPLICANT—Maestrelli Importing Corporation, agent, G. Maestrelli, Costruzioni Elettromeccaniche, owner.

SUBJECT—Application November 3, 1961—Maestrelli Drycleaning machine, Synthetic, Closed unit method, Models 30 and 50, approval of.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to March 27, 1962, at 2 P.M. For decision applicant to be present.

324-51-A

APPLICANT—Legrand Chemical Corporation, lessee, for Bush Terminal Company, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance—re Appeal from an order of the Fire Commissioner; previously granted on condition.

PREMISES AFFECTED—101-111 (103 displayed) 50th

Street, northeast corner of 1st Avenue, Block 780, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Victor P. Nacht.

ACTION OF BOARD—Application reopened and term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on November 7, 1951, on certain conditions; and

WHEREAS, the term of variance was last extended on February 2, 1960; and

WHEREAS, the applicant requested a further extension of the term of variance..

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on November 7, 1951, as amended through February 2, 1960, only as to the term of the variance, so that as amended this portion of the resolution shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit . . .; that other than as herein amended the resolution above cited shall be complied with in all respects." Fire Dept. Order #29912-LC.

60-61-A

APPLICANT—A. L. Seiden for A. Blank, Inc., owner; Chemical Bank New York Trust Company, lessee.

SUBJECT—Application January 25, 1961—appeal from an order of the Fire Commissioner, re—automatic sprinkler system.

PREMISES AFFECTED—84-85 South Street, north side, 43.7 feet west of John Street, Block 72, Lot 27, Borough of Manhattan.

APPEARANCES—

For Applicant: A. L. Seiden.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 13, 1961 on Order No. 5703.0, reads:

"1. Install an approved, wet automatic sprinkler system throughout the building having at least one source of water supply, arranged and equipped as per Chapter 26-1336.0 Adm. Code."

and

WHEREAS, the applicant states that the building is 35.6 feet by 164.8 feet in area, 8 stories, 70 feet high, of class 3 construction, located in unrestricted use, B area and class 2 height district, built in 1902, now used and occupied since 1902: cellar, 1st to 8th floors—warehouse (storage of bank records); that the only occupants are on the 1st floor—3 persons; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that the 3 persons mentioned in the building are stationed on the 1st floor only, checking incoming and outgoing material; that all of the upper floors above the 1st floor have no human occupancy; that one tenant, occupies the entire building for storage of bank files; that in addition, it is now proposed to install a thermostatic fire alarm system with central office connection, as an extra fire safety measure throughout the entire building; that the owner also proposed to fire retard the entire cellar ceiling; that excellent housekeeping is maintained throughout at all times; that the history of the building is very good, with a record free of fires; that the applicant would further like to call the attention of the Board to the fact that this property is within the area of the proposed World Trade

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Center, and is due for demolition as per attached copy of letter from the City Planning Commission; and

WHEREAS, the premises was inspected by a committee of the Board

Resolved, that the decision of the Fire Commissioner dated December 9, 1960 and January 13, 1961, acting on V.O. #478599, Item 1 be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building conform to drawing filed with this application dated Jan. 25, 1961, eight sheets; *on further condition* that the grant is to be in effect only as long as the present occupancy is maintained; that the cellar ceiling shall be fire retarded and that a thermostatic fire alarm system with central office connection shall be installed and maintained; that the enclosure from the stairway at the front of the building to the street at the first floor shall be a one-hour enclosure with fireproof self-closing door opening in the direction of egress.

172-61-A

APPLICANT—Arthur H. Rosenfeld for Harry Steigman, owner.

SUBJECT—Application February 15, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler system.

PREMISES AFFECTED—547-549 Avenue of The Americas, southwest corner of West 15th Street, Block 790, Lot 40, Borough of Manhattan.

APPEARANCES—

For Applicant: Arthur H. Rosenfeld.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated December 15, 1960 and January 16, 1961 on Order No. 5743-0, reads:

"1. Install an approved, wet automatic sprinkler system throughout the building having at least one source of water supply, arranged and equipped as per Chapter 26-1336.0 Adm. Code.
Ch. 19.161.0 Adm. Code."

WHEREAS, the applicant states that the building is 83 feet by 120 feet in area, 5 stories, 70 feet high, of class 3 construction, located in business use, B area and class 1½ height district, built before 1896, now used and occupied since 1895: cellar—boiler room, offices, toilet and storage, 6 person; 1st floor—furniture display office and sales, 8 persons; 1st floor mezzanine—furniture display; 2nd floor—furniture display; 2nd floor mezzanine—furniture display and toilets; 3rd floor—warehouse—1 person; 4th floor—furniture display and sales, 1 person; 5th floor—furniture display and toilets; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that the entire building is under a single occupancy; that the present building is used as a wholesale showroom with limited access to the general public resulting in a very low human occupancy; that the appellant intends to extend present Stair #1 on the 1st floor with a one hour enclosure to the street (Sixth Avenue) in order to improve the present exit facilities; that the appellant proposes to remove any or all existing wooden partitions and display dividers in the cellar so as to eliminate any such fire hazards; that the building is a corner building with an abundance of windows thus providing ready access to the Fire Department in case of any emergency; that the appellant proposes to install an approved automatic sprinkler system throughout the cellar floor arranged and equipped as per Chapter 26-1336.0 Adm. Code; that the present house-keeping is of high quality; that the cost of installing a sprinkler system in this building would work an undue hardship on the owner; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Fire Commissioner, dated

Dec. 15, 1960 and Jan. 16, 1961, acting on 5743-O, Item 1 be and it hereby is *modified* and that the appeal be and it hereby is *granted* on condition the building conform to drawings filed with this application dated June 16, 1961, seven sheets, *on further condition* that the interior fire alarm system be reactivated and maintained in good condition. that a one source automatic sprinkler system be installed throughout the cellar.

216-61-A

APPLICANT—74-76 Laight St. Corporation, owner.

SUBJECT—Application February 20, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—74-76 Laight Street, northeast corner of Washington Street, Block 218, Lot 2, Borough of Manhattan.

APPEARANCES—

For Applicant: Herbert Shiff.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated December 9, 1960 and January 23, 1961 on Violation Order No. 478599, reads:

"1. Provide an approved automatic sprinkler system throughout entire building."

and

WHEREAS, the applicant states that the building is 42 feet 6¾ inches by 60 feet 5¼ inches in area, 10 stories, 117 feet high, of class 1 construction, located in unrestricted use, A area and class 2 height district, built in 1899, now used and occupied since 1916: cellar—boiler room and storage of casings, 1 person; 1st floor—assorting sausage casing, 20 persons; 2nd floor—offices, 5 persons; 3rd floor—storage of rubber hose, 1 person; 4th floor—storage of rubber hose; 5th floor—manufacturing zippers, 5 persons; 6th floor—manufacturing chocolate novelties, 5 persons; 7th floor—vacant; 8th floor—vacant; 9th floor—manufacturing of metal novelties, 3 persons; 10th floor—cavair treatment, not presently operating, without certificate of occupancy; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that this is a wholly fire-proofed building, built of concrete and steel; that the floors are also of concrete as are the ceilings; that the shafts and fire enclosures are completely fireproofed; that a total of only 40 people are employed in this entire 10-story building; that all of the businesses conducted on the various floors are being conducted in strict compliance with all lawful requirements; that this building is equipped with approved standpipe and fire alarm systems, with regular monthly fire drills being held; that preliminary inquiries disclose that the installation required by the order hereunder cost approximately \$50,000.00; that the minimum cost here involved would be a sum far in excess of the funds available to appellant or obtainable by it through a mortgage loan; that these premises were purchased by appellant in the year 1958 for the sum of \$82,500.00; which sum appellant respectfully asks this Board to equate with a possible expenditure of more than \$50,000.00 for an automatic sprinkler system; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Fire Commissioner, dated December 9, 1960 and January 23, 1961, acting on V.O. 478599 Objection No. 1 be and it hereby is *modified* and that the appeal be and it hereby is *granted* on condition the building conform with drawings filed with the application dated Feb. 20, 1961, seven sheets; *on further condition* that a thermostatic fire alarm system with central office connection be provided, and the present standpipe be maintained.

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292-61-A

APPLICANT—Irwin Emerman for Leonard Kaplan, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—95 Reade Street, south side, 74 feet 6 inches west of Church Street, 113 Chambers Street, Block 145, Lot 6, Borough of Manhattan.

APPEARANCES—

For Applicant: Irwin Emerman.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated December 30, 1960 on Order No. 425629 reads:

"1. Install an approved, wet automatic sprinkler system throughout the building having at least one source of water supply, arranged and equipped as per Chapter 26—Article 16—Admin. Code.— C-19-161.0 Adm. Code Section 280-LL."

and

WHEREAS, the applicant states that the building is 25 feet by 150 feet in area, 5 stories, 72 feet 8 inches high, of class 3 construction, located in business use, B area and class 2½ height district, built in 1894, now used and occupied since 1894: sub-cellar—storage; cellar—storage; 1st floor—barber shop, 4 persons; 2nd floor—office and storage, 4 persons; abrasive and gaskets and storage, 4 persons; storage of radio parts and engraver, 4 persons; 3rd floor—gaskets and radio parts, storage, 2 persons; 4th and 5th floors—storage of radio parts; without a certificate of occupancy; that the proposed use and occupancy will be substantially the same; and

WHEREAS, the applicant states that the building is on two streets, namely Reade and Chambers Streets; that each of the floors has an area of 3,750 square feet with two wood interior 4 foot wide stairs, as the means of egress; that the stairs are located on the eastside of the building ending onto Reade and Chambers Streets; that each of the stairs ends with a scuttle to the roof; that there is no certificate of occupancy and none has ever been issued; that the building is used solely for storage, by the owner and tenants, therein, since the building has been owned by the present owner; that all of the leases with the tenants provide for use for storage and/or offices; that in no case are any of the floors to be used and occupied for factory purposes; that the owner intends, as shown from the plans of proposed conditions filed herewith, to provide fireproof hallway and stairway enclosures, with self-closing fire doors for both stairways, from sub-cellar to the roof, so that there will be 2 adequate and safe means of egress; that the existing elevator shaft is to be enclosed in fireproof partitions of 2½ inch cement plaster on wire lath, supported by angles, together with self-closing fire doors; that the cellar and sub-cellar is to be vented by installing openings under the window fronts on Reade and Chambers Streets; that there is, presently, 4 separate siamese connections to perforated pipes in the cellar and sub-cellar; that one half of each cellar and sub-cellar are being fed by the siamese connections on each street; that access for firemen to bring hoses into the cellar and sub-cellar can be had by opening the sidewalk hoistway doors; that none of the material stored in the building, from the sub-cellar to the roof, is combustible, volatile or hazardous; that one of the tenants on the 3rd floor had an employee that on occasion used a drill press contrary to his lease; that he has agreed to vacate the premises; that another tenant, who may be performing manufacturing contrary to the terms of his lease, has been notified to vacate the premises; that under the Rules of the Board, there is nothing hazardous in the material per se, that is being stored; that as there is no manufacturing of any nature being performed in the build-

ing, this is not a factory building, in the definition of Section 10 of the Labor Law; that a review of the various Fire Department Violation Orders filed herewith shows, that on December 16, 1960, this was classified a Commercial building and only safe and adequate means of egress was required; that on December 30, 1960, the Fire Department classified this building as a Mixed Commercial building, for the purpose of ordering that an automatic sprinkler system be installed; that on February 2, 1961 the Fire Department, in issuing their superseding order, for the installation of an automatic sprinkler system, classified the building as a factory building and is requiring the owner to comply with Section 280 of the Labor Law; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Fire Commissioner, dated Dec. 30, 1960, acting on Order No. 425629, be and it hereby is *modified* and that the appeal be and it hereby is *granted* on condition the building conform to drawings filed with this application dated March 3, 1961, 8 sheets, December 27, 1961, 2 sheets, on condition that all other laws, rules, regulations applicable be complied with, that there shall be no manufacturing in the building, and that the present perforated pipe system be maintained in good order.

1073-61-A

APPLICANT—William L. Messing for Cormac Chemical Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Fire Commissioner—re Storage and sale of inflammable mixture known as "Unidri" in plastic containers not in conformity with Administration Code requirements; previously granted on condition.

APPEARANCES—

For Applicant: William L. Messing.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on January 9, 1962, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on January 9, 1962, only so far as it refers to the flashpoint of the mixture, so that as *amended* this portion of the resolution shall read:

"and that the flashpoint of the Unidri shall be not less than 75° F." Fire Department Order #1526-1

1204-61-A

APPLICANT—Crinnion and Crinnion for Manhattan Four Corporation, owner.

SUBJECT—Application July 25, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 34 and Section 216 of the Multiple Dwelling Law re—minimum dimensions of yard and courts.

PREMISES AFFECTED—348 East 78th Street, south side, 170 feet west of First Avenue, Block 1452, Lot 34, Borough of Manhattan.

APPEARANCES—

For Applicant: Stanley Ciecierski.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated July 5, 1961 on Alt. Applic. 399-61, reads:

"A-2 Objection repeated. Cellar apt. not acceptable as

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per Sec. 216 & 34 Multiple Dwelling Law." and

WHEREAS, the applicant states that the building is 20 feet by 78 feet in area, 5 stories, 60 feet high, located in residence use, B area and Class 1½ height district; and

WHEREAS, the applicant states that the building was erected as an old law tenement in 1887, under N.B. Applic. 1485/87, with 5 stories and a cellar, with one family on each of the 1st through 5th floors; that soon after completion, the rooms at the rear of the cellar were used in conjunction with the 1st floor owner's apartment, and were continuously used until alteration of the building in 1959, Alt. 1561-59, at which time the building was renovated and altered for occupancy by 10 families, with 2 apartments on each of the 1st through 5th floors; that at the time this application was filed, the Department of Buildings required the removal of the private stair connecting the cellar rooms with the 1st floor, and the approved use of the cellar is as a "boiler room, storage area and tenant's laundry", Certificate of Occupancy No. 52711 was issued August 31, 1960; that the purpose of this application is to seek approval for the use of the rear portion of the cellar as a 2 room apartment with an entry foyer as shown on the plans submitted herewith; that the ceiling height in the cellar is 8 feet 1 inch in the clear, and the 2 living rooms are ventilated by windows, while the foyer is ventilated by means of a through-wall air conditioning unit; that the level of the rear yard is approximately 4 inches below the cellar floor level; that the apartment conforms in all respects with Section 34.6 of the Multiple Dwelling Law, with the exception that the rear yard in this case is 24 feet 2 inches rather than the required 30 feet "Adequate adjacent space" required under this section; that however, there is the additional outer court 6 feet by 16 feet at the rear, and the existing yards surrounding the property assure adequate ventilation and light for this apartment; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated July 5, 1961, acting on Alt. App. 399-61 Objection No. A-2 be and it hereby is *modified* and that the appeal be and it hereby is *granted* on condition the building conform to drawings filed with this application dated July 25, 1961, seven sheets; and that a new certificate of occupancy be obtained.

1295-61-A

APPLICANT—Albert Melniker for Sebastian Parlato, owner.

SUBJECT—Application August 8, 1961—Filed pursuant to Section 36 Art. III of the General City Law re—building not facing legal street.

PREMISES AFFECTED—61 Alberta Avenue, north side, 274.33 feet west of Wild Avenue, Block 2637, Lot 19, Travis, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated July 20, 1961 on N.B. Applic. 1168-60, reads:

"1. The application for the above building to be located on a street that is not final mapped is contrary to Art. III Sec. 36 of the General City Law."

and

WHEREAS, the applicant states that the proposed building will be 26 feet by 46 feet in area, of class 4 construction, located in residence use, E area and class 1 height district; that the proposed use and occupancy will be: 1 family dwelling and 1 car garage in cellar; and

WHEREAS, the applicant states that the street on which the property faces is one that has all utilities in and in use, i.e.

sewer, water, gas, telephone and electricity; that this street is paved, hardtop road with curbs in; that due to a recent interpretation by the Department of Buildings that no permits will be issued where streets are not final mapped; that this has prevented the issuance of a permit for the construction of this proposed dwelling; that approximately 50% of the streets on Staten Island are not final mapped nor do they have sanitary or storm drainage plans; that this condition has created a hardship on the owner; that he is not able to use the property he purchased for his own dwelling; that he is paying taxes on an assessment for the value of land consistent with usable property; that Alberta Avenue while not final mapped has a tentative map #17 prepared by the Engineering Department of the Borough of Richmond; that this map indicates that the difference in grades between existing and tentative is less than 0.2 feet (approximately 2½ inches); that the street width is tentatively mapped at 50 feet; that not only will the proposed building conform to all current zoning regulations but the building is placed 15 feet back of the front property line in order to allow for any eventual widenings by the City of New York; that the property is generally level and the street has no particular grade or terrain problems; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated July 20, 1961 acting on N.B. Applic. 1168-60, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this application dated August 8, 1961, one sheet; and December 26, 1961, one sheet; that a Certificate of Occupancy shall be obtained, and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

1549-61-A

APPLICANT—Hector Ferreras for Eugene A. Mathews, owner.

SUBJECT—Application October 9, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—1050 Victory Boulevard, east side, 287.65 feet south of Highland Avenue, Block 603, Lot 38, Meiers Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Paul De Stefano.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 29, 1961 on N.B. Applic. 1282-60, reads:

"1. The streets giving access to these proposed new buildings are not included on the official map of the City of New York and is contrary to Art. III Para. 36 of the General City Law."

and

WHEREAS, the applicant states that the building to be constructed is 26 feet by 32 feet 8 inches in area, 2 stories, 23 feet high, of class 4 construction, located in residence use, E-1 area and class 1 height district; that the proposed use and occupancy will be: two family dwelling; and

WHEREAS, the applicant states that Victory Boulevard is asphalt paved with existing sanitary sewer, electricity, telephone, gas and water and also has concrete curbs; that Victory Boulevard although not final mapped has a proposed 100 feet street of which 20 feet will be on our property; that we are setting back our building far enough to clear the proposed widening line; that although the ground slopes from the street to the rear an average of 8 feet of which we are taking the advantage so that we can set our first floor way above the existing elevation of the existing concrete

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curbs; that there are utilities in the street and the condition of the asphalt paved road as kept by the Borough President's office is good; and

WHEREAS, the premises was inspected by a committee of the Board and the committee found that utilities have been installed and the street paved.

Resolved, that the decision of the Borough Superintendent, dated September 29, 1961, acting on N.B. Applic. 1282-60 Objection No. 1 be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted* on condition the building conform to drawing filed with this application dated Oct. 9, 1961, one sheet, and that a certificate of occupancy shall be obtained.

1664-61-A

APPLICANT—Lawrence W. Larsen for John J. Raggi, owner.

SUBJECT—Application November 8, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—96 Longview Road, east side, 141.31 ft. south of Concord Place, Block 631, Lot 135, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Lawrence W. Larsen.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 6, 1961 on N.B. Applic. 1205-61, reads:

"1. The street giving access to this construction is not on the official map and is contrary to par. 36 of the General City Law, Art. 3."

and

WHEREAS, the applicant states that the proposed building will be 39 feet by 51.5 feet in area, 1 story, 30 feet high, of class 4 construction, located in residence use, E area and class $\frac{3}{4}$ height district; that the proposed use and occupancy will be: 1 family frame dwelling with one car garage attached; and

WHEREAS, the applicant states that the property facing Longview Road is about 90% developed, on both sides; Longview Road is 34 feet wide between existing curbs; has a 2 year old macadam surface in excellent condition; that the street has all utilities including sewer; that the street offers no drainage problem; that the street has been in use for many years; that Longview Road is one of the principal roads connecting Wagner College, Grymes Hill area to Concord and bus line in St. George, Staten Island.

WHEREAS, the premises was inspected by a committee of the Board which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Nov. 6, 1961, acting on N.B. Applic. 1205-61 Objection No. 1 be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law and that the appeal be and it hereby is *granted* on condition that the building conform to drawings filed with this application dated Feb. 7, 1962, two sheets; *on further condition* that a connection be provided to the sewer in the street.

1690-61-A

APPLICANT—Kenneth W. Milnes for Manuel and Margarita Perez Varela, owner.

SUBJECT—Application November 14, 1961—Filed pursuant to Section 36, Art. 3, of the General City Law—re building not facing legal street.

PREMISES AFFECTED—14 Wilson View Place, west side, 65.24 feet south of Douglas Road, Block 835, Lot 152, Emerson Hill, Borough of Richmond.

APPEARANCES—

For Applicant: Kenneth W. Milnes.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated, November 10, 1961 on N.B. Applic. 933-61, reads:

"1. Erection of a building upon a lot where the street giving access is not included on the official map of the City of New York is contrary to Article 3 Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building to be constructed will be 19.75 feet by 44 feet in area, 2 stories, 29 feet high, of class 4 construction, located in residence use district, E area and class $\frac{3}{4}$ height district; that the proposed use and occupancy will be: cellar—storage, heat, etc.; 1st floor—one family residence; 2nd floor—one family residence;

WHEREAS, the applicant states that the street in question on which his lot faces now has 7 dwellings facing upon it and is serviced with sewer, water and electric utilities; that the present residence on Lot #185 facing on this street is also owned by this same owner; that this very street is by no means a new one, being in one of the oldest and finest residential sections of Staten Island, namely Emerson Hill, with many valuable houses thereon and I doubt that any on the streets in this area would meet the requirements of being final mapped; and

WHEREAS, the premises was inspected by a committee of the Board which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated November 10, 1961, acting on N.B. Applic. 933-61 Objection No. 1 be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted* on condition the building conform to drawings filed with this application dated November 14, 1961, two sheets; *on further condition* that the owner shall construct temporary sidewalk, curb cut, curb and pavement to the center of the street in accordance with the standards of the Borough Presidents' office; that a certificate of occupancy shall be obtained and that the wording of this resolution shall appear on the face of the certificate of occupancy.

1691-61-A

APPLICANT—Kenneth W. Milnes for Manuel and Margarita Perez Varela, owners.

SUBJECT—Application November 14, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—16 Wilson View Place, west side, 95.24 feet south of Douglas Road, Block 835, Lot 154, Emerson Hill, Borough of Richmond.

APPEARANCES—

For Applicant: Kenneth W. Milnes.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 10, 1961 on N.B. Applic. 934-61, reads:

"1. Erection of a building upon a lot where the street giving access is not included on the official map of the City of New York is contrary to Article 3, Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building to be

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constructed will be 19.75 feet by 44 feet in area, 2 stories, 29 feet high, of class 4 construction, located in residence use, E area and class $\frac{3}{4}$ height district; that the proposed use and occupancy will be: cellar—storage, heat, etc.; 1st floor—1 family residence; 2nd floor—1 family residence; and

WHEREAS, the applicant states that the street in question on which his lot faces now has 7 dwellings facing upon it and is serviced with sewer, water and electric utilities; that the present residence on Lot #185 facing on this street is also owned by this same owner; that this very street is by no means a new one, being in one of the oldest and finest residential sections of Staten Island, namely Emerson Hill, with many valuable houses thereon and I doubt that any of the streets in this area would meet the requirements of being final mapped; and

WHEREAS, the premises was inspected by a committee of the Board which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Nov. 10, 1961, acting on N.B. Applic. 934-61 Objection No. 1 be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted* on condition the building conform to drawings filed with this application dated Nov. 14, 1961, two sheets; *on further condition* that the owner construct temporary sidewalk, curb, curb cut and pavement to the middle of the street in accordance with the standards of the Borough Presidents' office; that a certificate of occupancy be obtained and that the wording of this resolution shall appear on the face of the certificate of occupancy.

1991-61-A

APPLICANT—Charles Abraham for Carlton Hill Corporation, owner; Gordon-Lacey Chemical Products, Company, lessee.

SUBJECT—Application December 14, 1961—Appeal from a decision of the Borough Superintendent re—manufacturing excessive.

PREMISES AFFECTED—57-27 49th Street, east side, 391.04 feet south of 56th Road, Block 2600, Lot 500, Maspeth, Borough of Queens.

APPEARANCES—

For Applicant: C. Abrahams.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 27, 1961 on Alt. Applic. 2653-61, reads:

"1. Proposed use of a Class V bldg. in excess of 15,000 sq. ft. for manufacturing & storage of materials requiring a Combustible occupancy permit from the Fire Dept. is contrary to 4.2.1 Bldg. Code."

and

WHEREAS, the applicant states that the building is 91.5 feet by 422 feet in area, 1 story, 29 feet 8 inches high, of class 5 construction, located in unrestricted use, A area and class 1 height district, built in 1944, now vacant, previously used as a machine shop, substantially in accordance with Certificate of Occupancy #Q31591 issued October 10, 1944 against N.B. Applic. 853-42; that the proposed use and occupancy will be: 1st floor—manufacture and storage of Polyvinyl Chloride Film and Chemical Products, 80 persons; and

WHEREAS, the applicant states that the building has an area of 37,625 square feet; that it is constructed with brick enclosure walls and has a monitor, the side walls of which are of corrugated metal construction; that the building will be occupied for the manufacture and storage of combustible and non-combustible chemical products; that it is proposed to erect a fire wall dividing the building into areas of 12,800 square feet and 24,825 square feet; that the smaller area

will be used for the manufacture and storage of flammable chemical products and the larger area will be used for the manufacture and storage of non-flammable chemical products; that an approved type one-source sprinkler system will be provided for the entire building; that the building is located on a lot having an area of 5 acres and is well isolated from any other buildings; that the heating plant for the building will be located in a separate one story building now existing as shown on the plot and which is 55 feet distant from the proposed factory building; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated November 27, 1961, acting on Alt. Applic. 2653-61 Objection No. 1 be and it hereby is *modified* and that the appeal be and it hereby is *granted* on condition the building conform to drawings filed with this application dated Dec. 14, 1961, four sheets; *on further condition* that a two-source automatic sprinkler system with central office connection be installed and maintained throughout the building.

15-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—551 Oder Avenue, southeast corner of Hay Street, Block 3172, Lot 24, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2759-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use, E area and class 1 (R3-2) height district; that the proposed use and occupancy will be a one family dwelling; and

WHEREAS, the applicant states that the tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough Presidents' office; that the proposed location of these buildings is within one half a block of a final mapped street, Targee Street; that this location is one of a few plots remaining vacant with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Dec. 28, 1961 acting on N.B. Applic. 2759-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application dated Jan. 8, 1962, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough Presidents' Office;

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that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

16-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—553 Oder Avenue, east side, 33.23 ft. south of Hay Street, Block 3172, Lot 23, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2758-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use, E area and class 1 (R3-2) height district; that the proposed use and occupancy will be a one family dwelling; and

WHEREAS, the applicant states that the tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough President's Office; that the proposed location of these buildings is within one half a block of a final mapped street, Targee Street; that this location is one of a few plots remaining vacant with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Dec. 28, 1961 acting on N.B. Applic. 2758-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this application dated Jan. 8, 1961, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

17-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—557 Oder Avenue, eastside, 58.23 feet south of Hay Street, Block 3172, Lot 21, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2757-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use, E area and class 1 (R3-2) height district; that the proposed use and occupancy will be a one family dwelling; and

WHEREAS, the applicant states that the tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough President's Office; that the proposed location of these buildings is within one half a block of a final mapped street, Targee Street; that this location is one of a few plots remaining vacant with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Dec. 28, 1961 acting on N.B. Applic. 2757-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this application dated Jan. 8, 1962, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

18-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re building not fronting on legal street.

PREMISES AFFECTED—559 Oder Avenue, east side, 83.23 feet south of Hay Street, Block 3172, Lot 20, Concord, Borough of Richmond.

APPEARANCES—

Fr Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE:

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2756-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use, E area and class 1 (R3-2) height district; that the proposed use and

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occupancy will be a one family dwelling; and

WHEREAS, the applicant states that the tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough President's Office; that the proposed location of these buildings is within one half a block of a final mapped street, Targee Street; that this location is one of a few plots remaining vacant with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Dec. 28, 1961 acting on N. B. Applic. 2756-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

19-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—563 Oder Avenue, east side, 108.23 feet south of Hay Street, Block 3172, Lot 19, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2755-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use, E area and class 1 (R3-2) height district; that the proposed use and occupancy will be a one family dwelling; and

WHEREAS, the applicant states that the tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough President's Office; that the proposed location of these buildings is within one half a block of a final mapped street, Targee Street; that this location is one of the few plots remaining vacant with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent,

dated Dec. 28, 1961 acting on N.B. Applic. 2755-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

20-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—565 Oder Avenue, east side, 133.23 feet south of Hay Street, Block 3172, Lot 18, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2754-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use, E area and class 1 (R3-2) height district; that the proposed use and occupancy will be a one family dwelling; and

WHEREAS, the applicant states that the tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough President's Office; that the proposed location of these buildings is within one half a block of a final mapped street, Targee Street; that this location is one of a few plots remaining vacant with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Dec. 28, 1961 acting on N.B. Applic. 2754-61, Objection No. 1 be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

21-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to

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Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—569 Oder Avenue, east side, 158.23 feet south of Hay Street, Block 3172, Lot 16, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2753-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and
WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use, E area and class 1 (R3-2) height district; that the proposed use and occupancy will be a one family dwelling; and

WHEREAS, the applicant states that the tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough President's Office; that the proposed location of these buildings is within one half a block of a final mapped street, Targee Street; that this location is one of a few plots remaining vacant with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Dec. 28, 1961 acting on N.B. Applic. 2753-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

22-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—571 Oder Avenue, east side, 183.23 feet south of Hay Street, Block 3172, Lot 35, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2752-61, reads:

"1. The street on which this building fronts, is not on

the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use, E area and class 1 (R3-2) height district; that the proposed use and occupancy will be a one family dwelling; and

WHEREAS, the applicant states that the tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough President's Office; that the proposed location of these buildings is within one half a block of a final mapped street, Targee Street; that this location is one of a few plots remaining vacant with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Dec. 28, 1961 acting on N.B. Applic 2752-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

23-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—579 Britton Avenue, east side, 111.17 feet north of Baltic Avenue, Block 3155, Lot 13, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 3, 1962 on N.B. (pd) 1486-61, reads:

"1. The street on which this building fronts, is not of the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in Residence (R3-2) use, E area and class 1 height district; that the proposed use and occupancy will be a one family dwelling; and

WHEREAS, the applicant states that the building is one of six, two story, one family dwellings, which is proposed to be erected on the above referenced location; that tentative grades and existing grades are substantially the same as indicated on the plans submitted herewith; that the street is improved to the extent that all utilities are installed (sewer, water, gas, electric service); that upon completion of construction, this corporation shall install new sidewalks, pavements and curbs in connection with the standards of the Borough President's Office; that the proposed location of these buildings is within one half a block from two final

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mapped streets, Clove Road and Hanover Avenue; that this location, is one of a few plots remaining vacant in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Jan. 3, 1962 acting on N.B. Applic. 1486-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cuts and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

24-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—581 Britton Avenue, east side, 94.50 feet north of Baltic Avenue, Block 3155, Lot 12, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 3, 1962 on N.B. (pd) Applic. 1485-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in Residence (R3-2) use, E area and class 1 height district; that the proposed use and occupancy will be a one family dwelling; and

WHEREAS, the applicant states that the building is one of six, two story, one family dwellings, which is proposed to be erected on the above referenced location; that tentative grades and existing grades are substantially the same as indicated on the plans submitted herewith; that the street is improved to the extent that all utilities are installed (sewer, water, gas, electric service); that upon completion of construction, this corporation shall install new sidewalks, pavements and curbs in connection with the standards of the Borough President's Office; that the proposed location of these buildings is within one half a block from two final mapped streets, Clove Road and Hanover Avenue; that this location, is one of a few plots remaining vacant in a built up area; that there were no objections to the many dwellings erected in this area in previous year; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Jan 3, 1962 acting on N.B. Applic. 1485-61—, Objection No. 1, be and it hereby is *modified* under the powers vested in the board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962 one sheet; and *on further condition* that the owner shall construct a temporary side-

walk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

25-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—583 Britton Avenue, east side, 71.83 feet north of Baltic Avenue, Block 3155, Lot 11, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 3, 1962 on N.B. (pd) Applic. 1484-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in Residence (R3-2) use, E area, and class 1 height district; that the proposed use and occupancy will be a one family dwelling; and

WHEREAS, the applicant states that the building is one of six, two story, one family dwellings, which is proposed to be erected on the above referenced location; that tentative grades and existing grades are substantially the same as indicated on the plans submitted herewith; that the street is improved to the extent that all utilities are installed (sewer, water, gas, electric service); that upon completion of construction, this corporation shall install new sidewalks, pavements and curbs in connection with the standards of the Borough President's Office; that the proposed location of these buildings is within one half a block from two final mapped streets, Clove Road and Hanover Avenue; that this location is one of a few plots remaining vacant in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Jan. 3, 1962 acting on N.B. Applic. 1484-61—, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

26-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application, January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—585 Britton Avenue, east side, 49.16 feet north of Baltic Avenue, Block 3155, Lot 10, Concord, Borough of Richmond.

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APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 3, 1962 on N.B. (pd) Applic. 1483-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and
WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in Residence (R3-2) use, E area and class 1 height district; that the proposed use and occupancy will be a one family dwelling; and

WHEREAS, the applicant states that the building is one of six, two story, one family dwellings, which is proposed to be erected on the above referenced location; that tentative grades and existing grades are substantially the same as indicated on the plans submitted herewith; that the street is improved to the extent that all utilities are installed (sewer, water, gas, electric service); that upon completion of construction, this corporation shall install new sidewalks, pavements and curbs in connection with the standards of the Borough President's Office; that the proposed location of these buildings is within one half a block from two final mapped streets, Clove Road and Hanover Avenue; that this location is one of a few plots remaining vacant in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Jan. 3, 1962 acting on N.B. Applic. 1483-61—, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and on *further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

27-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not fronting legal street.

PREMISES AFFECTED—587 Britton Avenue, east side, 26.49 feet north of Baltic Avenue, Block 3155, Lot 8, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 3, 1962 on N.B. (pd) Application 1482-61, reads:

"1. The street on which this building fronts, is not on

the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in Residence (R3-2) use, E area and class 1 height district; that the proposed use and occupancy will be a one family dwelling; and

WHEREAS, the applicant states that the building is one of six, two story, one family dwellings, which is proposed to be erected on the above referenced location; that tentative grades and existing grades are substantially the same as indicated on the plans submitted herewith; that the street is improved to the extent that all utilities are installed (sewer, water, gas, electric service); that upon completion of construction, this corporation shall install new sidewalks, pavements and curbs in connection with the standards of the Borough President's Office; that the proposed location of these buildings is within one half a block from two final mapped streets, Clove Road and Hanover Avenue; that this location is one of a few plots remaining vacant in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Jan. 3, 1962, acting on N.B. Applic. 1482-61—, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and on *further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

28-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—589 Britton Avenue, northeast corner of Baltic Avenue, Block 3155, Lot 6, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 3, 1962 on N.B. (pd) Applic. 1481-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in Residence (R3-2) use, E area and class 1 height district; that the proposed use and occupancy will be a one family dwelling; and

WHEREAS, the applicant states that the building is one of six, two story, one family dwellings, which is proposed to be erected on the above referenced location; that tentative grades and existing grades are substantially the same as indicated on the plans submitted herewith; that the street is

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improved to the extent that all utilities are installed (sewer, water, gas, electric service); that upon completion of construction, this corporation shall install new sidewalks, pavements and curbs in connection with the standards of the Borough President's Office; that the proposed location of these buildings is within one half a block from two final mapped streets, Clove Road and Hanover Avenue; that this location is one of a few plots remaining vacant in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Jan. 3, 1962 acting on N.B. Applic. 1481-61—, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

29-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—644 Britton Avenue, southwest corner of Hay Street, Block 3172, Lot 1, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2760-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use (R3-2), E area and class 1 height district; that the proposed use and occupancy will be: one family dwelling; and

WHEREAS, the applicant states that the proposed building is one of eight, two story, one family dwellings, which is proposed to be erected; that tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough President's Office; that the proposed location of these buildings is within one half a block from a final mapped street, Targee Street; that this location is one of a few plots remaining vacant, with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted

under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Dec. 28, 1961 acting on N.B. Applic. 2760-61—, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

30-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—646 Britton Avenue, west side, 38.36 feet south of Hay Street, Block 3172, Lot 3, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2761-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use (R3-2), E area and class 1 height district; that the proposed use and occupancy will be: one family dwelling; and

WHEREAS, the applicant states that the proposed building is one of eight, two story, one family dwellings, which is proposed to be erected; that tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough President's Office; that the proposed location of these buildings is within one half a block from a final mapped street, Targee Street; that this location is one of a few plots remaining vacant, with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Dec. 28, 1961 acting on N.B. Applic. 2761-61—, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be

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obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

31-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—650 Britton Avenue, west side, 63.36 feet south of Hay Street, Block 3172, Lot 4, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2762-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use (R3-2), E area and class 1 height district; that the proposed use and occupancy will be: one family dwelling; and

WHEREAS, the applicant states that the proposed building is one of eight, two story, one family dwellings, which is proposed to be erected; that tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough President's Office; that the proposed location of these buildings is within one half a block from a final mapped street, Targee Street; that this location is one of a few plots remaining vacant, with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Dec. 28, 1961 acting on N.B. Applic. 2762-61—, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

32-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—652 Britton Avenue, west side, 88.36 feet south of Hay Street, Block 3172, Lot 5, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2763-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use (R3-2), E area and class 1 height district; that the proposed use and occupancy will be: one family dwelling; and

WHEREAS, the applicant states that the proposed building is one of eight, two story, one family dwellings, which is proposed to be erected; that tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough President's Office; that the proposed location of these buildings is within one half a block from a final mapped street, Targee Street; that this location is one of a few plots remaining vacant, with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Dec. 28, 1961 acting on N.B. Applic. 2763-61—, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

33-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—656 Britton Avenue, west side, 113.36 feet south of Hay Street, Block 3172, Lot 7, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

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THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2764-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use (R3-2), E area and class 1 height district; that the proposed use and occupancy will be: one family dwelling; and

WHEREAS, the applicant states that the proposed building is one of eight, two story, one family dwellings, which is proposed to be erected; that tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough President's Office; that the proposed location of these buildings is within one half a block from a final mapped street, Targee Street; that this location is one of a few plots remaining vacant, with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Dec. 28, 1961 acting on N.B. Applic. 2764-61—, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this application marked received Jan. 8, 1962, one sheet; and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

34-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—658 Britton Avenue, west side, 138.36 feet south of Hay Street, Block 3172, Lot 8, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2765-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use (R3-2), E area and class 1 height district; that the proposed use and occupancy will be: one family dwelling; and

WHEREAS, the applicant states that the proposed building is one of eight, two story, one family dwellings, which is proposed to be erected; that tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough President's Office; that the proposed location of these buildings is within one half a block from a final mapped street, Targee Street; that this location is one of a few plots remaining vacant, with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Dec. 28, 1961 acting on N.B. Applic. 2765-61—, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this application marked received Jan. 8, 1962, one sheet, and *on further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

35-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—662 Britton Avenue, west side, 163.36 feet south of Hay Street, Block 3172, Lot 9, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2766-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary to Section 36 of the General City Law."

and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use (R3-2), E area and class 1 height district; that the proposed use and occupancy will be: one family dwelling; and

WHEREAS, the applicant states that the proposed building is one of eight, two story, one family dwellings, which is proposed to be erected; that tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough President's Office; that the proposed location of these buildings is within one half a block from a final mapped street, Targee Street; that this location is one of a few plots remaining vacant, with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many

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dwelling erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Dec. 28, 1962 acting on N.B. Applic. 2766-61—, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and on *further condition* that the owner shall construct a temporary sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

36-62-A

APPLICANT—Robert Charlton for Meico Development Corporation, owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—664 Britton Avenue, west side, 188.36 feet south of Hay Street, Block 3172, Lot 10, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: Robert Charlton.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. (pd) Applic. 2767-61, reads:

"1. The street on which this building fronts, is not on the official map of the City of New York and therefore is contrary; to Section 36 of the General City Law." and

WHEREAS, the applicant states that the building will be 15 feet by 40 feet 6 inches in area, 2 stories, 23 feet high, of class 3 construction, located in residence use (R3-2), E area and class 1 height district; that the proposed use and occupancy will be: one family dwelling; and

WHEREAS, the applicant states that the proposed building is one of eight, two story, one family dwellings, which is proposed to be erected; that tentative grades and existing grades are substantially the same, as indicated on plans submitted herewith; that upon completion of construction, this corporation shall install all necessary utilities and new sidewalks, pavement and curbs in accordance with standards of the Borough President's Office; that the proposed location of these buildings is within one half a block from a final mapped street, Targee Street; that this location is one of a few plots remaining vacant, with the exception of areas designated by the City of New York for park area, in a built up area; that there were no objections to the many dwellings erected in this area in previous years; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated Dec. 28, 1961 acting on N.B. Applic. 2767-61—, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawing filed with this application marked received Jan. 8, 1962, one sheet; and on further condition that the owner shall construct a temporary

sidewalk, curb, curb cut and pavement to the center of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of that Certificate of Occupancy.

464-61-A

APPLICANT—Jacob Fisher and Donald D. Fisher for Albert Lowenfels and Jacob Fisher, owners.

SUBJECT—Application April 14, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—358 Greenwich Street, west side, 50 feet 11½ inches south of Franklin Street, Block 183, Lot 13, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

489-61-A

APPLICANT—Robert Teichman for Minan Realty Company, owner.

SUBJECT—Application April 14, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—156 Chambers Street, south side, 223 feet 4 inches west of West Broadway, Block 137, Lot 28, Borough of Manhattan.

APPEARANCES—

For Applicant: R. Teichman.

ACTION OF BOARD—Appeal withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

1340-61-A

APPLICANT—Monroe Schlessinger for Archibald Norman, owner.

SUBJECT—Application August 15, 1961—Appeal from an order and a decision of the Fire Commissioner re—Gas fired drying unit.

PREMISES AFFECTED—161-163 Grand Street, 221-225 Centre Street, southwest corner, Block 234, Lot 12, Borough of Manhattan.

APPEARANCES—

For Applicant: Monroe Schlessinger.

ACTION OF BOARD—Appeal withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

939-60-A

APPLICANT—One Ninety Park Row, Incorporated, owner; Yat Gaw Min Company, lessee.

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SUBJECT—Application December 30, 1960—Appeal from a Violation order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—192 Park Row, west side, 80 feet, 9 inches south of Worth Street, 196 Worth Street, Block 161, Lot 3, Borough of Manhattan.

APPEARANCES—

For Applicant: Isaac Kramer.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. on condition that the owner shall maintain a watchman service satisfactory to the Fire Commissioner as long as the building is occupied.

264-61-A

APPLICANT—Solon S. Kane for Jessie Acker and Maurice Good, owners.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner—re—sprinkler system.

PREMISES AFFECTED—324-328 Pearl Street, east side, 100 feet north of Peck Slip, Block 106, Lot 18, Borough of Manhattan.

APPEARANCES—

For Applicant: Solon S. Kane.

ACTION OF BOARD—Laid over to April 10, 1962, at 2 P.M. for hearing; Inspection of building to be made.

144-19-BZ—Vol. IV

APPLICANT—Justin A. Rothstein for David E. Meltzer and Alvin Greenstein, owners.

SUBJECT—Application for consideration—reopening for amendment of resolution and extension of time to complete which expired January 24, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence use district, the use of the premises for light manufacturing as permitted in a business use district.

PREMISES AFFECTED—23-69 to 23-71 38th Street, east side, 162.21 feet north of Astoria Boulevard (Triboro Bridge Plaza), Block 803, Lot 13, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Justin A. Rothstein.

ACTION OF BOARD—Application reopened, resolution amended and time extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. IV, on January 24, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution and an extension of time to complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend the resolution* adopted on January 24, 1961, by adding thereto:

"that in view of the filing of a permanent easement agreement, certified by the City Register, providing an unobstructed passageway for emergency ingress and egress from the rear of the site (Lot 13) to the street through adjoining premises (Lot 12), the interior exit passageway heretofore required at the northwest corner of the building may be omitted, *on condition that* such emergency egress shall be provided from the rear of the building through Lot 12, substantially as shown on revised drawings of proposed conditions marked 'Received January 10, 1962,' 2 sheets; and

does further *amend* the resolution only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution and that a Certificate of Occupancy shall be obtained; and that other than as herein *amended*, the resolution above cited shall be complied with in all respects." (Alt. 1110-56)

327-22-BZ—Vol. II

APPLICANT—Robert Gottlieb for Dulgreen Holding Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired February 7, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage for about 24 passenger cars on an assigned space basis with monthly rentals, no transient parking.

PREMISES AFFECTED—1224 Hoe Avenue, east side, 125 feet south of Freeman Street, Block 2986, Lots 12 and 13, Borough of The Bronx.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. II, on September 22, 1959, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on February 7, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on September 22, 1959, as *amended* on February 7, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within six months from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 95/59)

845-39-BZ—Vol. IV

APPLICANT—Charles M. Spindler for Harris Goody Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired February 7, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7a and 7i of the Zoning Resolution, permitting in a business use district, the reconstruction of an existing gasoline station, and re-establishment of the permanent variance granted by the resolution adopted January 30, 1940 under Volume I and to continue the parking as a permitted use.

PREMISES AFFECTED—253-263 Empire Boulevard and 369-379 Rogers Avenue, northeast corner, Block 1308, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: B. J. Amato.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

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THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. IV, on February 7, 1961, on certain conditions; and

WHEREAS, the resolution was amended on November 8, 1961; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on February 7, 1961, as *amended* on November 8, 1962, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." Amend. to Alt. 2363/60

146-57-BZ—Vol. I

APPLICANT—Lama, Proskauer and Prober for Frank Mastramauro, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired February 7, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of more than five motor vehicles as an accessory to and the ingress and egress to a 1-story building to be used as a storage garage, lubritorium, motor vehicle repair shop, welding, painting and spraying, machine shop, storage lot, parts and auto upholstery shop to be built on the unrestricted portion of the plot.

PREMISES AFFECTED—219-29 141st Avenue, north side, 100.24 feet east of 219th Street, Block 13143, Lot 109, Springfield, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. I, on October 29, 1957, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on February 7, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on October 29, 1957, as *amended* through February 7, 1961 only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within 1 year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." N.B. 3729/56

628-59-BZ—Vol. I

APPLICANT—Lama, Proskauer and Prober for Kent Towers, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired February 15, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 21 of the Zoning Resolution, permitting in a retail and residence use B area district, the erection of an office building occupying more than the permitted area in the residence portion of the lot.

PREMISES AFFECTED—247-249 Lexington Avenue, east side, 85 feet north of East 34th Street, Block 890, Lot 23, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. I, on February 16, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on February 15, 1961; and

WHEREAS, the resolution was last amended on October 3, 1961; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on February 16, 1960, as *amended* through October 3, 1961 only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." N.B. 117/59

746-60-BZ

APPLICANT—Lama, Proskauer and Prober for Charles D'Amico, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired February 21, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for the parking and storage of motor vehicles.

PREMISES AFFECTED—340-348 DeGraw Street, south side, 100 feet west of Smith Street, Block 421, Lot 25, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on February 21, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on February 21, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within 1 year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." Alt. 2928/60

172-16-BZ—Vol. II

APPLICANT—Herman Kron for Bann Oil Company, Inc., owner.

SUBJECT—Application for consideration—reopening for

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extension of time to complete which expired November 22, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 7h of the Zoning Resolution, permitting in a business and residence use district, the reconstruction of an existing gasoline service station, minor auto repairs with hand tools only, auto laundry, garage for more than 5 cars and the parking and storage of more than 5 motor vehicles to be used in conjunction with the existing garage.

PREMISES AFFECTED—31-37 Church Avenue, north side, 100 feet east of Chester Avenue, Block 5313, Lots 34 and 38, Borough of Brooklyn.

APPEARANCES—

For Applicant: Herman Kron.

ACTION OF BOARD—Application reopened and set for hearing on April 17, 1962 at 10 A.M., to consider extension of time to obtain permits and complete the work, which had expired by limitation, requiring a new decision of the Borough Superintendent, which has been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

1048-22-BZ—Vol. III

APPLICANT—Arab and Meyerson for Kingleff Holding Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired February 22, 1962 and amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, permitting in a business use district, the maintenance of a gasoline service station used in conjunction with a garage for more than five (5) motor vehicles (garage previously granted by the Board.)

PREMISES AFFECTED—472-494 Kingston Avenue, 585-603 East New York Avenue, northwest corner and 546-554 Lefferts Avenue, Block 1332, Lot 38 and 39, Borough of Brooklyn.

APPEARANCES—

For Applicant: A. Frederick Meyerson.

ACTION OF BOARD—Application reopened and set for hearing on April 17, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

434-41-BZ—Vol. II

APPLICANT—Maurice G. Uslan for Jakob Westemburger, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired February 5, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7A and 7c of the Zoning Resolution, permitting in a residence use district, the extension in area of an existing business (tool shop) building; previously granted on condition for a term of ten years.

PREMISES AFFECTED—18 Holten Avenue, southwest side, 60 feet north of Herbert Street, Block 6681, Lot 34, Princess Bay, Borough of Richmond.

APPEARANCES—

For Applicant: Maurice G. Uslan.

ACTION OF BOARD—Application reopened and set for hearing on April 17, 1962 at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

707-41-BZ

APPLICANT—Joseph Kramer, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired February 26, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, for a term of years, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—34-21 Sprayview Avenue, southeast corner of Beach 35th Street, Block 306, Lot 1, Edgemere, Borough of Queens.

APPEARANCES—

For Applicant: Joseph Kramer.

ACTION OF BOARD—Application reopened and set for hearing on April 17, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

100-48-BZ—Vol. II

APPLICANT—Henry Nordheim for John H. Bush, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired January 15, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, the conversion of a building on a plot into a motor vehicle repair shop.

PREMISES AFFECTED—1933-1959 Webster Avenue, 1876-1892 Valentine Avenue and 350-360 East 178th Street, south side, from Valentine to Webster Avenues, Block 2815, Lot 1, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

ACTION OF BOARD—Application reopened and set for hearing on April 17, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

MINUTES

58-51-BZ

APPLICANT—Lama, Proskauer and Prober for General Linen Supply Company, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired May 5, 1954—and amendment of resolution—decision of the Borough Superintendent; previously granted on condition; under Sections 7c and 21 of the Zoning Resolution, permitting in a residence use, C area district, the extension to an existing garage for more than five vehicles to be used as an accessory to existing wet wash laundry and the erection of a building to be used as a garage for more than five motor vehicles, using more than the area permitted and without the required rear yard.

PREMISES AFFECTED—441-477 Prospect Avenue, north side, 148 feet 6 inches east of 8th Avenue, Block 1113, Lots 61, 62, 73 to 77 inclusive, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

689-51-BZ

APPLICANT—Michaels and Michaels and Wigdor for Mayfair Management Corp., owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired January 8, 1962—decision of the Borough Superintendent; previously granted on condition; under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles, for a term of years.

PREMISES AFFECTED—15-25 West 72nd Street, north side, 200 feet west of Central Park West and 10-18 West 73rd Street, Block 1125, Lot 24, Borough of Manhattan.

APPEARANCES—

For Applicant: William A. Michaels.

ACTION OF BOARD—Application reopened and set for hearing on April 17, 1962, at 10 A.M., to consider extension of the term of variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

404-52-BZ

APPLICANT—Burke and Groh for Harold Foley, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Sections 7c, 7i and 7h of the Zoning Resolution, permitting in a business and restricted use district, the reconstruction and extension of existing gasoline service station to include adjoining existing lot used for parking and storage of motor vehicles to include gasoline service station, motor vehicle repairs and office; and permitting the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—86-10 Whitney Avenue, southwest corner of 88th Street, Block 1579, Lot 20, Elmhurst, Borough of Queens.

APPEARANCES—

For Applicant: Paul A. Martineau.

ACTION OF BOARD—Application reopened and set for hearing on April 17, 1962, at 10 A.M., to consider extension of the term of variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

912-55-BZ

APPLICANT—Henry Nordheim for Anthony Turrisi, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired January 29, 1962—decision of the Borough Superintendent; previously granted on condition; under Section 7i of the Zoning Resolution, permitting in a business use district, the maintenance of a motor vehicle repair shop.

PREMISES AFFECTED—2294 Arthur Avenue and 590 East 183rd Street, southeast corner, Block 3071, Lot 17, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

ACTION OF BOARD—Application reopened and set for hearing on April 17, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

Adjourned 3:40 P.M.

James P. Mulroy, *Secretary*.

RULES

156-62-SR

SUBJECT—Proposed Rules Covering Coin-Operated Dry Cleaning Establishments.

APPEARANCES—Max Siegel.

ACTION OF BOARD—Rules adopted.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on Friday morning, March 2, 1962 at 10 A.M., on the Proposed Rules Covering Coin-Operated Dry Cleaning Establishments, after due notice by publication in the Bulletin; and

WHEREAS, after hearing the interested parties the public hearing was closed, the matter was laid over for decision, date to be set; and

WHEREAS, all suggestions and recommendations were considered by the Board in Executive Session; and

WHEREAS, this date was set for decision by the Board.
Resolved, that the Board of Standards and Appeals does hereby *adopt* the following Rules Covering Coin-Operated Dry Cleaning Establishments.

RULES COVERING COIN-OPERATED DRY CLEANING ESTABLISHMENTS

(156-62 SR)

Authority

Section 666, subd. 2 of the Charter of the City of New York and Article III, Chapter 1, Section 32, Article VII, Chapter 2, Sections 72 and 73 in their entirety of the Zoning Resolution of the City of New York, effective December 15, 1961.

Application of Rules

These rules shall be deemed to apply only to coin-operated dry cleaning establishments, pursuant to Article III, Chapter 2, Section 32-15 A and Section 32-25 D of the Zoning Resolution effective December 15, 1961.

These rules shall not be deemed to modify or repeal Chapter 19 of the Administrative Code of the City of New York or the Rules Governing Dry Cleaning Establishments adopted by the Board of Standards and Appeals under Calendar Number 958-47-SR—Vol. II.

Zoning Resolution Effective December 15, 1961—Excerpts

Preamble

This resolution is adopted in order to promote and protect public health, safety and general welfare. These general goals include, among others, the specific purposes set forth in the statements of legislative intent for the respective districts and groups of districts.

Article VII—Administration

Chapter 1

71-00 ENFORCEMENT AND ADMINISTRATION

The Commissioner of the Department of Buildings shall administer and enforce this resolution, except

as specifically provided in the New York City Charter and in this resolution.

Chapter 2

72-00 POWERS OF THE BOARD OF STANDARDS AND APPEALS

72-01 GENERAL PROVISIONS

The Board of Standards and Appeals (referred to hereinafter as the Board) shall have the power, pursuant to the provisions of the New York City Charter and of this resolution, after public notice and hearing:

- (a) To hear and decide appeals from and to review interpretations of this resolution;
- (b) To hear, decide, and determine, in a specific case of practical difficulties or unnecessary hardship, whether to vary the application of the provisions of this resolution;
- (c) To hear and decide applications for such special permits as are set forth in this resolution and are more specifically enumerated in Section 73-01 (General Provisions); and
- (d) To adopt, amend, or repeal such rules or regulations as may be necessary to carry into effect the provisions of this resolution.

Article III—Commercial District Regulations

32-15 USE GROUP 6

Use Group 6 consists primarily of retail stores and personal service establishments which:

- (1) Provide for a wide variety of local consumer needs, and
- (2) Have a small service area and are, therefore, distributed widely throughout the City.

*
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*

The *uses* listed in A below are also permitted within *large-scale* residential developments, to provide daily convenience shopping for residents of the development.

A. CONVENIENCE RETAIL OR SERVICE ESTABLISHMENTS

*
*
*
*

See Note:

Dry cleaning or clothes pressing establishments or receiving stations dealing directly with ultimate consumers, limited to 2,000 square feet of *floor area* per establishment, and provided that only solvents with a flash point of not less than 138.2 degrees Fahrenheit shall be used, and total aggregate dry load capacity of machines shall not exceed 60 pounds.

Parking Requirement Category B—District where uses are so permitted are C1, C2, C3, C4, C6, C7, C8.

In a C5 district a use in Use Group 6, shall not be located on the ground floor of a building unless such use is at least fifty feet from the street wall of the building in which it is located as provided in Section 32-423 (Limitation on Ground Floor Location).

32-25 Use Group 16

Use Group 16 consists of automotive and other neces-

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sary semi-industrial uses which:

- (1) Are required widely throughout the city, and
- (2) Involve offensive noise, vibration, smoke, dust, or other particulate matter, odorous matter, heat, humidity, glare, or other objectionable influences, making such *uses* incompatible with *residential uses* and other types of commercial development.

32-25 D. Dry cleaning or cleaning and dyeing establishments, with no limitation on type of operation, solvents, floor area, or capacity per establishment—parking requirement category in F, Use Regulation is District C8.

RULES

Rule 1. Definitions

For the purpose of these rules "dry cleaning" includes cleaning textiles, fabrics, garments or other articles by the use of solvents other than water, extraction of the solvents therefrom, and drying the same. A "dry cleaning unit" is the machinery or equipment in which textiles, fabrics, garments or other articles are carried through a complete cleaning cycle. A "dry cleaning unit" may consist of one or more detached component machines.

Each such unit within itself, must perform a complete degreasing, extracting and drying cycle in a single basket when operated by the general public.

The term "Dry Cleaning Establishment" shall mean any room, place and space in which dry cleaning is performed. Coin-operated dry cleaning machine shall mean an automatic machine actuated by the insertion of coins, tokens, keys or any other similar device for use by the general public. For the purpose of this definition the term "used by the general public" shall be deemed to refer to the insertion of textiles, fabrics, garments or other articles into a dry cleaning machine or the removal of the same from such unit by a person or persons other than an employee or owner-operator of such establishment or by an employee or owner-operator.

- 1.1 Coin-operated dry cleaning establishments shall mean dry cleaning establishments in which dry cleaning solvent used in the dry cleaning units shall be non-inflammable and non-combustible when tested in a Tagliabue open cup tester as rated by the Fire Commissioner.
- 1.2 The term "inflammable liquid solvents" shall mean such as will emit an inflammable vapor at a temperature below 100 degrees Fahrenheit when tested in a Tagliabue open cup tester.
- 1.3 "Spotting" or "sponging" shall mean the local application of a solvent to remove spots of dirt, grease, paint or stains from wearing apparel, textile, fabrics or articles of any sort.
- 1.4 For the purposes of Section 32-15 of the Zoning Resolution the term 'dealing with ultimate consumer' as contained therein shall refer only to those dry cleaning establishments which perform services on articles conveyed directly by a retail customer to such dry cleaning establishment or collected directly from and delivered to the retail customer by any vehicle or any other means of effecting the same and such dry cleaning establishment directly processes such articles for such customer.
- 1.5 All other terms used shall be as defined in the Zoning Resolution effective December 15, 1961, Chapter 19 of the Administrative Code, Multiple Dwelling Law, or Labor Law, when not inconsistent with the specific term defined herein.

Rule 2. Approvals

- 2.1 It shall be unlawful to use any premises for any coin-operated dry cleaning establishment without filing plans of that portion of the premises to be so used with the Department of Buildings and obtain its approval.
- 2.2 No coin-operated dry cleaning unit shall be installed unless such unit is approved by the Board of Standards and Appeals.
- 2.3 No dry cleaning solvent shall be used unless such solvent has been tested and rated by the Fire Commissioner.
- 2.4 It shall be unlawful in any coin-operated dry cleaning unit approved by the Board to use any solvent other than that for which the dry cleaning unit has been approved by the Board.
- 2.5 No non-conforming existing dry cleaning establishment shall be enlarged or extended unless such extension or enlargement be made in conformity with the provisions of the Zoning Resolution and may include a coin-operated dry cleaning establishment by complying with these rules.
- 2.6 All coin-operated dry cleaning units shall be installed in a diked area all parts of which shall be impervious to the solvent used in such units. The diked section shall consist of a four inch curb above the floor. All solvent spillage into the diked area shall be conducted by gravity flow into a tank which shall be equipped with a leakproof pump and enclosed piping system, to pump the solvent back to the dry cleaning units. Such system shall be installed pursuant to the Rules of the Board of Standards and Appeals for Oil Burners. The said tank or tanks shall be of sufficient capacity to accept all solvent contained in the dry cleaning unit or units which it services.

Rule 3. Restrictions on Locations and Areas

- 3.1 No coin-operated dry cleaning establishment shall have a gross floor area exceeding 2,000 square feet to be used for dry cleaning, and incidental operations, including space used for pressing, finishing, storage and for the service of customers. The square foot area limitation shall apply to the aggregate of all space so used on all floors and mezzanines of the premises involved above the cellar or basement thereof. Additional space may be used on a lower floor which is either a basement or cellar provided that on such floor there shall be no dry cleaning and no storage of recently cleaned articles. Such additional space may include ordinary storage, boilers, compressors, pumps and filtration equipment.
 - 3.1.1 In calculating the gross floor area pursuant to Rule 3.1, the area restriction shall not include the area used by lawful non-dry cleaning operations of a multiple use type of service establishment.
- 3.2 No coin-operated dry cleaning establishment shall be permitted within any building:
 - 3.2.1 which is of wood frame construction;
 - 3.2.2 which is classified as a public building pursuant to Section C26-235.0 of the Administrative Building Code;
 - 3.2.3 where any part of such establishment is within 20 feet of any public building.

Rule 4. Egress

- 4.1 The means of egress from all coin-operated dry cleaning establishments shall be in conformity with the provisions of the building code and all laws, rules and

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regulations applicable. In addition thereto, all establishments shall conform to the following:

- 4.1.1 Aisles not less than 3 feet in width providing access from the main work area to required means of egress shall be provided. Such required aisles shall not be obstructed in any manner.
- 4.1.2 In all coin-operated dry cleaning establishments all required exit doors shall be arranged to swing in the direction of egress.

Rule 5. Fire Prevention

All coin-operated dry cleaning establishments shall comply with the following:

- 5.1 Unless otherwise specifically exempted by Law, no boiler shall be permitted in the same area or space where dry cleaning units are located unless such boiler shall be enclosed in a one-hour fireproof enclosure.
- 5.2 All ceilings of all such boiler rooms as provided in Rule 5.1 shall be fire-retarded with one-hour fire resistive material.
- 5.3 All openings from any such dry cleaning establishment on the course of a fire escape shall be equipped with a fireproof self-closing door or fireproof window assembly.
- 5.4 It shall be unlawful to use or store any inflammable liquids or solvents.
- 5.5 Inflammable liquids and solvents shall not be used for spotting and sponging. Spotting and sponging may be done with water.
- 5.6 All sludge or residue removed from a dry cleaning unit shall be placed in a metal container not exceeding 55 gallons of capacity with a tight fitting cover and shall be removed from the premises and disposed of in a lawful manner.
- 5.7 All solvent used in the dry cleaning unit shall be either (a) received and stored in metal containers not exceeding 55 gallons each and pumped directly into a dry cleaning unit or units by means of a detachable leakproof pump and pipe system, or (b) received and stored in a tank or tanks installed in accordance with the Rules of the Board of Standards and Appeals relating to the receiving and storing of light fuel oils and pumped directly into a dry cleaning unit or units by means of a closed leakproof pipe and pump system.
- 5.8 In any such coin-operated dry cleaning establishment, no member of the general public shall be permitted to do spotting or sponging or make use of any device employing live steam or heat for pressing or finishing, or any inflammable liquid or solvent.
- 5.9 Any pressing or finishing, spotting or sponging may be performed only by a qualified operator and these operators shall be located within an enclosed space separated from the customer area. The general public shall not be permitted to do any pressing or finishing.

Rule 6. Ventilation

- 6.1 In coin-operated establishments all dry cleaning units shall be installed in such a manner so that the working or maintenance portion of the equipment shall be separated from the front of such units by solid partitions. Access doors to the space in back of the machines shall be kept closed and locked. Such establishments shall be ventilated in such a manner to preclude solvent vapors from being admitted to the

combustion area of any device requiring an open flame or heating element. Solvent storage tanks, power boxes and other source of danger shall be so situated as to be inaccessible to the general public.

- 6.1.1 Any open flame drying equipment shall be located at least 25'-0" from any dry cleaning unit unless placed in an enclosed area.
- 6.2 Coin-operated dry cleaning establishments shall be equipped with adequate ventilation to provide at least four (4) complete changes of air volume an hour. The minimum ventilation specified here shall be maintained at all times when the coin-operated dry cleaning establishment is open.
- 6.3 All dry cleaning units must be provided with facilities to cause an inward flow of 100 cubic feet of air per minute through the loading door of any such units when the same is open.
- 6.4 Additional general ventilation of the service area back of coin-operated dry cleaning units shall be provided so that in emergencies a minimum of one air change per minute of the enclosed service area will be provided.
- 6.5 All coin-operated dry cleaning establishments shall have sufficient ventilation so as to prevent an excessive concentration of solvent vapors in the dry cleaning establishment. An excessive concentration of solvent vapors shall be that which exceeds 100 parts of solvent vapors per one million parts of air during any working day.
- 6.6 In addition to all other ventilation requirements provided for in these Rules, the following shall apply:
 - (a) A power exhaust system shall be provided for the removal of toxic vapors consisting of: at least one individual exhaust on each dry cleaning unit; scavenger ducts located at each unit; power exhaust fans for the space behind such unit; and air intakes located on the front grill of each such unit. All exhaust facilities shall be sealed and air tight and constructed in such manner so that all solvent vapors shall be discharged mechanically to the open air in the manner specified in subsection 1 through 4 of Rule 6.8 hereof. All exhaust facilities shall be operated continually while the premises are open to the public. Provisions must be made by air intakes to replace air exhausted from the establishment to the outside.
- 6.7 A scavenger duct shall be provided in the service area at each unit and shall be designed to pick up vapors surrounding the equipment near the floor. The suction inlet for these scavenger ducts shall be located not less than two or more than six inches above the floor and shall exhaust 300 linear feet of air per minute.
- 6.8 The equipment exhausts, or vents shall terminate at the outer air in the following manner:
 - (1) At least 7 feet above the roof, street, yard or court grade on which it opens of the premises in which said establishment shall be located, and
 - (2) The exhaust shall be under positive pressure by reason of a mechanical fan, and
 - (3) The terminal of the exhaust shall be at least five feet from any window or ventilating opening if the window or ventilating opening lies on the same plane as the exhaust terminal and when the windows, or ventilating openings lie on a plane which faces in the direction of the exhaust terminal such terminal shall be at least 10 feet from such opening, and

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(4) All direct equipment exhausts or vents shall be provided with mesh lint arrestors which shall be kept clean. When lint traps are provided on the units, mesh lint arrestors may be omitted from the exhaust equipment.

(5) Fresh air supply shall be provided as makeup to balance exhaust ventilation.

Rule 7. Operating Precautions

7.1 A copy of these Rules shall be kept in all coin-operated dry cleaning establishments and shall be available to the general public.

7.2 Coin-operated dry cleaning establishments shall post complete legible printed operating instructions near the machines. These instructions shall include a warning to the effect that garments or materials which retain an odor of the cleaning solvent are dangerous if placed in a small enclosed space such as an automobile.

7.3 The owner-operator of any coin-operated dry cleaning establishment shall furnish to any person cleaning out a dry cleaning unit an approved type respirator for his use during the process of cleaning out any such unit.

7.4 All equipment shall be installed in such manner as to minimize noise, vibration, smoke, and odors, and other forms of nuisances to the occupants of the premises in which such cleaning establishment may be located or to the occupants of any adjacent premises.

7.5 A trained attendant shall be present at all times when the coin-operated dry cleaning establishment is open. The training of this attendant shall include knowledge of the safe operation of the machine installed and in the handling of emergency situations. The telephone number of the owner-operator shall be posted conspicuously for emergencies.

7.6 No member of the general public who is less than sixteen years of age shall be permitted to insert into or remove from any dry cleaning unit any textile, fabric, garment or other article. An indoor sign to such effect shall be posted conspicuously in all coin-operated dry cleaning establishments.

7.7 All dry cleaning machines used in a coin-operated dry cleaning establishments shall be fitted with an interlocking device which will prevent the opening of the door of any such machine (a) while such machine is in operation and (b) until solvent vapors have been removed from any textile, fabric, garment or other article and from the tumbler in which the same shall be placed.

7.8 The odor of any solvent used in a coin-operated dry cleaning unit in a dry cleaning establishment shall not be masked or altered in any fashion.

7.9 All coin-operated dry cleaning units shall have the dry load capacity of the unit as rated by the Board, based on the factor of 2.8 times the cubic feet capacity of the basket displayed on the face of the unit.

7.10 Spotting or sponging with inflammable liquid solvent shall not be permitted in coin-operated dry cleaning establishments except as provided in Rule 5.5 and 5.9.

7.11 A weighing device shall be located on premises to assure that the rated dry load capacity of coin-operated dry cleaning machine shall not be exceeded.

Rule 8. Penalties

Any violation of these Rules shall subject the violator to the penalties prescribed in the Zoning Resolution effective December 15, 1961.

It shall be unlawful to exceed the posted dry load capacity of any coin-operated dry cleaning unit.

Rule 9. Effective Date of Rules

The effective date of these rules shall be twenty (20) days after date of publication of the rules as adopted.

Rule 10.

If any term or provision of these Rules shall be held unconstitutional or ineffective in whole or in part, such determination shall not be deemed to invalidate the remaining terms or provisions of these Rules.

These Rules Shall Become Effective April 11, 1962.

ANNUAL REPORT

CASES FILED AND PENDING 1961

Filed 1961	A	BZ	T.V.	SA-SM	Amended	SR	M'L	T'L	GR. T'L
JANUARY	40	35	0	17	14	0	88	194	227
Restored	10	10	13	0	0	0		33	
FEBRUARY ...	87	34	0	18	14	0	112	265	293
Restored	5	16	7	0	0	0		28	
MARCH	77	40	0	15	16	0	71	219	237
Restored	0	11	7	0	0	0		18	
APRIL	109	39	0	30	13	0	111	302	346
Restored	4	28	12	0	0	0		44	
MAY	145	53	0	30	24	0	137	389	439
Restored	6	33	11	0	0	0		50	
JUNE	120	29	0	24	33	0	148	354	386
Restored	4	10	18	0	0	0		32	
JULY	146	38	0	12	27	0	130	353	381
Restored	0	18	10	0	0	0		28	
AUGUST	87	36	0	16	0	0	0	139	139
Restored	0	0	0	0	0	0		0	
SEPTEMBER ..	90	37	0	14	2	0	67	210	239
Restored	1	14	14	0	0	0		29	
OCTOBER	87	65	0	11	29	0	171	363	409
Restored	4	28	14	0	0	0		46	
NOVEMBER ...	86	52	0	24	7	0	118	287	319
Restored	2	19	11	0	0	0		32	
DECEMBER ...	91	154	0	19	8	0	95	367	388
Restored	2	9	10	0	0	0		21	
FILED	1165	612	0	230	187	0	1248	3442	3803
Restored	38	196	127	0	0	0		361	
FILED	1165	612	0	230	187	0	1248		
Restored	38	196	127	0	0	0			
TOTAL	1203	808	127	230	187	0	1248	3803	3803
PENDING									
Dec. 31, 1960 ..	129	314	0	885	0	8	0	1336	1336
GRAND TOTAL	1332	1122	127	1115	187	8	1248	5139	5139
DISPOSITION									
1961									
JANUARY	25	62	13	25	14	0	100	239	
FEBRUARY ...	32	53	7	22	14	0	112	240	
MARCH	27	54	7	49	16	0	59	212	
APRIL	41	70	12	25	13	0	111	272	
MAY	45	74	11	27	24	1	137	319	
JUNE	28	64	18	28	33	0	148	319	
JULY	45	91	10	22	27	2	130	327	
AUGUST	0	0	0	0	0	0	0	0	
SEPTEMBER ..	23	23	14	81	2	0	67	210	
OCTOBER	54	75	14	181	29	4	171	528	
NOVEMBER ...	83	98	11	18	7	0	118	335	
DECEMBER ...	44	70	10	24	8	0	95	251	
TOTAL	447	734	127	502	187	7	1248	3252	
PENDING									
Dec. 31, 1961 ..	885	388	0	613	0	1		1887	1887

Code: A—Appeals from Administrative Decisions and Applications for Variations of Labor Law. BZ—Applications under Zoning Resolutions. SA—Applicatins for Approval of Appliances. SM—Applications for Approval of Materials. SR—Applications for Adoption of Rules. M'L—Miscellaneous Docket. T.V.—Term of Variance.

ANNUAL REPORT

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Restored to amend appliances and materials	186

MISCELLANEOUS APPLICATIONS

Requests to reopen	900
Requests to amend	114
Requests to reseind	3
Requests for extension of time	214
Requests for extension of term of variance	9
Requests for approval of plans	8

Total 5139

Disposed of 3252

Cases pending December 31, 1961 1887

DISPOSITION OF CASES

Withdrawn	91
Dismissed	12

Denied	171
Term of variance extended	129
Granted	6
Granted on condition	904
Appliances approved	115
Appliances dismissed, disapproved or withdrawn	85
Materials approved	134
Materials dismissed, disapproved or withdrawn	168
Appliances and materials amended	186
Rules approved	3

MISCELLANEOUS ACTIONS

Requests to reopen granted	876
Requests to reopen denied	18
Requests to amend granted	114
Requests to reseind granted	3
Requests for extension of time granted	214
Requests for extension of term of variance	9
Plans approved	8
Requests withdrawn or dismissed	6
Total	3252

MONEYS RECEIVED

	1st QUARTER	2nd QUARTER	3rd QUARTER	4th QUARTER	TOTAL
Bulletin	\$ 1,485.00	\$ 1,800.00	\$ 885.00	\$ 1,560.00	\$ 5,730.00
Cash Sales	558.13	613.89	416.18	517.22	2,105.42
Filing Fees	26,110.00	39,900.00	25,775.00	42,205.00	133,990.00
Paid to City Treasurer	\$28,153.13	\$42,313.89	\$27,076.18	\$44,282.22	\$141,825.42

REVIEW FROM 1916

Year	Cases Filed	Restored & M'l Actions	Total to Dis- pose of	Pending Previous Year	With- drawn	Dis- missed	Cases Denied	Disposal of as follows: Granted, etc.	M'l Actions	Total Cases	Pending Dec. 31st
1916	502	32	534	0	39	64	59	204	32	398	136
1917	2620	35	2655	136	291	154	241	838	35	1559	1232
1918	1734	160	1894	1232	803	666	418	1009	160	3056	70
1919	1005	73	1078	70	105	47	271	594	41	1058	90
1920	793	114	907	90	84	100	233	457	33	907	90
1921	1720	176	1896	90	102	296	337	827	35	1597	389
1922	1575	405	1980	389	171	195	262	1025	281	1934	435
1923	1562	308	1870	435	149	189	193	928	219	1678	627
1924	1540	415	1955	627	173	194	290	1003	324	1984	598
1925	1350	335	1685	598	140	129	203	793	275	1540	743
1926	1147	403	1550	743	193	85	289	864	403	1834	459
1927	1357	575	1932	459	168	137	261	679	477	1722	669
1928	988	467	1455	669	230	107	312	585	384	1618	506
1929	765	508	1273	506	177	62	190	518	440	1387	392
1930	760	523	1283	392	175	38	215	379	451	1258	417
1931	623	645	1268	417	103	44	184	471	539	1341	344
1932	631	641	1272	344	158	22	159	492	524	1355	261
1933	389	648	1037	261	54	34	144	312	542	1086	212
1934	368	584	952	212	47	51	162	248	493	1001	163
1935	365	718	1083	163	40	14	122	305	589	1070	176
1936	393	683	1076	176	59	18	103	330	563	1073	179
1937	629	691	1320	179	43	14	120	409	587	1173	326
1938	1230	720	1950	326	96	19	153	910	618	1796	480
1939	1552	934	2486	480	121	66	244	1010	812	2253	713
1940	1235	1043	2278	713	138	33	200	851	890	2112	879
1941	1116	1148	2264	879	122	43	205	852	999	2221	922
1942	915	1018	1933	922	163	59	275	746	913	2156	699
1943	638	1050	1688	699	146	69	105	562	939	1821	566
1944	753	1075	1828	566	119	47	92	562	935	1755	639
1945	823	1099	1922	639	159	40	129	573	931	1832	729
1946	1086	1288	2374	729	120	27	147	732	1065	2091	1012
1947	1113	1450	2563	1012	218	56	243	759	1215	2491	1084
1948	1140	1603	2743	1084	168	48	242	846	1344	2643	1179
1949	934	1535	2469	1179	130	49	241	900	1226	2546	1102
1950	958	1683	2641	1102	120	11	209	810	1439	2589	1154
1951	917	1611	2528	1154	130	14	118	765	1364	2391	1291
1952	931	1683	2614	1291	99	9	238	811	1385	2542	1363
1953	945	1686	2631	1363	154	25	114	847	1296	2436	1558
1954	1014	1724	2738	1558	161	34	194	800	1363	2552	1744
1955	1045	1695	2740	1744	95	9	92	915	1317	2428	2056
1956	901	1846	2747	2056	109	68	140	893	1450	2660	2143
1957	1038	1825	2863	2143	151	60	187	1021	1482	2901	2105
1958	779	2030	2809	2105	98	54	354	1109	1630	3245	1669
1959	924	1761	2685	1669	66	19	295	1075	1379	2834	1520
1960	946	1685	2631	1520	67	24	219	1312	1193	2815	1336
1961	2007	1796	3803	1336	91	265	171	1477	1248	3252	1887
Total	47756	45127	91883	36457	6545	3808	9375	34408	35861	89996	38344

BOARD OF STANDARDS AND APPEALS
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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps **NOT ACCEPTABLE**.

52.05
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BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

Issued under authority of Chapter 27, Section 665 of the Charter of the City of New York

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DISCONTINUANCE OF PROCEEDINGS.

Matter of James J. Kissel vs. Foley:—On November 8, 1961, the Board granted a variance under Section 7e of the Zoning Resolution, to permit in a local retail district, the erection and maintenance of a gasoline service station, auto washing (non-automatic) lubrication, office, sale of auto accessories, minor repairs with hand tools only, parking and storage of more than five (5) motor vehicles and proposed ground sign, all for a term of fifteen (15) years; Calendar Number 888-60-BZ; Premises 160-06 Union Turnpike, southeast corner of 160th Street, Block 6855, Lots 31 and 33, Jamaica, Borough of Queens.

In Supreme Court, Queens County, the above entitled proceeding for a certiorari order to review a determination of the Board was discontinued by stipulation and agreement by both parties on March 19, 1962.

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APR 17 1962

UNIVERSITY OF ILLINOIS

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Rules Governing the Use of Equipment for Spraying and Drying of Paints, Varnishes, Lacquers and Other Inflammable Surface Coatings and Storage of Such Materials.

CALENDAR

DOCKET

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261-62-A—B.R.—91 Nevada Avenue, east side, 911.24 feet north of Rockland Avenue, Block 952, Lot 231, New Dorp, Borough of Richmond, N.B. 18-61, re—street giving access is not on an official map of the City of New York.

262-62-A—B.R.—97 Nevada Avenue, east side, 976.89 feet north of Rockland Avenue, Block 952, Lot 234, New Dorp, Borough of Richmond, N.B. 2319-61, re—street giving access is not on an official map of the City of New York.

263-62-A—B.R.—111 Nevada Avenue, east side, 1032.83 feet north of Rockland Avenue, Block 952, Lot 238, New Dorp, Borough of Richmond, N.B. 2320-61, re—street giving access is not on an official map of the City of New York.

264-62-A—B.R.—119 Nevada Avenue, east side, 1108.19 feet north of Rockland Avenue, Block 952, Lot 241, New Dorp, Borough of Richmond, N.B. 1492-61, re—street giving access is not on an official map of the City of New York.

265-62-A—B.R.—123 Nevada Avenue, east side, 1173.85 feet north of Rockland Avenue, Block 952, Lot 244, New Dorp, Borough of Richmond, N.B. 2321-61, re—street giving access is not on an official map of the City of New York.

266-62-A—B.R.—38 St. Mary's Avenue, south side, 369.58 feet west of Bay Street, Block 2847, Lot 62, Rosebank, Borough of Richmond, N.B. 2177-61, re—street giving access is not on an official map of the City of New York.

267-62-A—B.M.—154-158 East 52nd Street, south side, 120 feet west of Third Avenue, Block 1306, Lot 42, Borough of Manhattan, Alt. No. 1376-60, re—openings into stair enclosure from offices and elevators, enclosed stairways, unenclosed stairway, etc.

268-62-A—F.D.—4113-4123 Avenue D and 546-556 East 42nd Street, northwest corner, Block 4958, Lot 41, Borough of Manhattan, F.D. Order No. 1057-2, re—wet automatic sprinkler.

269-62-SM—Acoustic Hushalon (TM) Wall Covering, manufactured by American Felt Company, Material.

270-62-SM—Cadweld, Butt Splicing Reinforcing Bars, manufactured by Erico Products, Incorporated, Material.

271-62-SA—Levelometer for use on liquid storage tanks, manufactured by The Liquidometer Corporation, Appliance.

272-62-SM—Spen-door, folding door or partition, manufactured by New Castle Products, Incorporated, Material.

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786-41-BZ—B.B.—68-72 North Henry Street, east side, 70 feet north of Meeker Avenue, Block 2729, Lot 20, Borough of Brooklyn, Amendment to N.B. 8146-29, reopened for consideration as to extension of term of variance, re—garage for more than five motor vehicles—business use district.

677-54-BZ—Vol. II—B.M.—413-415 West 150th Street, north side, 93 feet, 2 inches east of Convent Avenue, Block 2065, Lot 22, Borough of Manhattan, Amendment to Alt. 641-56, reopened for consideration as to extension of term of variance, re—garage, storage of roofing materials and sheet metal shop—residence use district.

376-42-BZ—Vol. I—B.B.—8-16 Clinton Street, west side, 34 feet 5 inches south of Fulton Street, Block 238, Lot 52, Borough of Brooklyn, B.N. 533-42, reopened for consideration as to extension of term of variance, re—motor vehicle repair shop, etc.—business and residence use districts.

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CALENDAR

Section I, List of Approved Gas Fired Heating Equipment, Gas Burner and Heater Accessories. Oil Fired Heating Equipment and Oil Burner and Heater Accessories, issued June 1, 1955, listing all approvals through May 24, 1955.

Section II, List of Approved Concrete and Clay Products, issued June 27, 1958, listing all approvals through July 2, 1957.

These pamphlets may be purchased at 80 Lafayette Street, Manhattan. Single Copies \$1.25; By Mail—\$1.50 (Cash only). Further Sections will be published, containing other approved materials and appliances.

APRIL 6, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing to be held by the Board of Standards and Appeals, Friday, April 6, 1962 at 10:00 A.M. in Room 909 at 80 Lafayette Street, 9th floor, New York 13, N. Y., on a proposed amendment to the Rules Covering Coin-Operated Dry Cleaning Establishments adopted under Calendar Number 156-62-SR.

APPLICANT—National Automatic Laundry and Cleaning Council.
SUBJECT—Proposed amendment to the Rules of the Board adopted under Calendar Number 156-62-SR; amendment to the existing rule 7.9.

New matter in italics.
Old matter to be omitted in brackets.

Rule 7.9
All coin-operated dry cleaning units shall have [the] a *maximum* dry load capacity [of the unit] as rated by the Board based on the factor of 2.8 times the cubic feet capacity of the basket. *Any such unit may have an approved operating dry load capacity of 7.5 pounds which shall be displayed on the face of [the] each unit.*

MAX H. FOLEY, *Chairman.*

APRIL 10, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning, April 10, 1962, at 10 o'clock* at 80 Lafayette Street, 9th floor, New York 13, N.Y. on the following matters:

567-61-BZ

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing 3 story building from public garage to the manufacture of flashlights and batteries, office, storage and loading and unloading with a business sign for a temporary term of twenty (20) years.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

aid over from March 6, 1962, to March 13, 1962, for hearing at the request of an objector; then to April 10, 1962, for applicant to consider revising his application since the Board finds it has no jurisdiction under the old Zoning Resolution.

58-61-A

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—Appeal from a decision of the Borough Superintendent re—egress, steel stairs, etc.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

6-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e) and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—168-05 to 168-15 144th Drive, northeast corner of 168th Street, Block 13274, Lot 184, Rosedale, Borough of Queens.

1767-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—168-05 to 168-15 144th Drive, northeast corner of 168th Street, Block 13274, Lot 184, Rosedale, Borough of Queens.

1137-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e) and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-20 to 144-40 175th Street, west side, 100 feet north of 144th Drive, Block 13274, Lot 237, Rosedale, Borough of Queens.

1768-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—144-30 to 144-40 175th Street, west side, 100 feet north of 144th Drive, Block 13274, Lot 237, Rosedale, Borough of Queens.

1138-61-BZ

APPLICANT—Burke and Groh for Queens F and J Realty Incorporated, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e) and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-60 to 144-70 176th Street, southwest corner, 144th Drive, Block 13287, Lot 21, Rosedale, Borough of Queens.

1769-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for Variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of Yard or courts.

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PREMISES AFFECTED—144-60 to 144-70 176th Street, southwest corner, 144th Drive, Block 13287, Lot 21, Rosedale, Borough of Queens.

1139-61-BZ

APPLICANT—Burke and Groh for Queens F and J Realty Incorporated, owner.

SUBJECT—Application July 14, 1962—decision of the Borough Superintendent, under Sections 19B (e) and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-61, 144-71 and 144-01 176th Street, southeast corner of mapped 144th Drive, Block 13288, Lot 33, Rosedale, Borough of Queens.

1770-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yards and courts.

PREMISES AFFECTED—144-61 to 144-81 176th Street, southeast corner of mapped 144th Drive, Block 13288, Lot 33, Rosedale, Borough of Queens.

1662-61-BZ

APPLICANT—Lama, Proskauer and Prober for Clara G. Rabinowitz, B. R. Sheffer, Alan Rabinowitz and Susan R. Malloy, owners; U.S. Electric Manufacturing Corporation, lessee.

SUBJECT—Application November 3, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, in an existing six story cellar building the extension of the present factory for the manufacture of flashlights and batteries to the cellar and first floor.

PREMISES AFFECTED—222-228 West 14th Street, south side, 350 feet west of 7th Avenue, Block 618, Lot 18, Borough of Manhattan.

1678-61-BZ

APPLICANT—Samuel Rosenblum for Sailors Snug Harbor, owner of land; Repar Realty Corporation, long term lessee.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a local retail and residence use district, the use of the surplus parking spaces on an existing multiple dwelling accessory garage for transient parking.

PREMISES AFFECTED—771-785 Broadway, west side, from East 9th Street to East 10th Street, 63-67 East 9th Street, 60-62 East 10th Street, Block 561, Lots 25, 26, 28, 29, 30, 31, 32, 33, 35 and 36, Borough of Manhattan.

1679-61-A

APPLICANT—Samuel Rosenblum for Sailors Snug Harbor, owner of land; Repar Realty Corporation, long term lessee.

SUBJECT—Application November 10, 1961—Filed pursuant to Section 60, subdivision I, b. of the Multiple Dwelling Law re—transient parking.

PREMISES AFFECTED—771-785 Broadway, west side, from East 9th Street to East 10th Street, 63-67 East 9th Street, 60-62 East 10th Street, Block 561, Lots 25, 26, 28, 29, 30, 31, 32, 33, 35 and 36, Borough of Manhattan.

1712-61-BZ

APPLICANT—Larry Meltzer for Minnie Rivner and Anna Peskin, owners; Ideal Department Store, Incorporated, lessee.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Sections 7a, 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, D area district, the erection of a one story and mezzanine extension to an existing two story and cellar building into the residence portion of the premises to enlarge the existing retail store, the proposed building will exceed the permitted area coverage.

PREMISES AFFECTED—1814-1816 Flatbush Avenue, west side, 117 feet north of East 37th Street, 1045-1047 East 36th Street, Block 7618, Lots 8 and 9, Borough of Brooklyn.

1713-61-A

APPLICANT—Larry Meltzer for Minnie Rivner and Anna Peskin, owners; Ideal Department Store, Incorporated, lessee.

SUBJECT—Application November 16, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 construction area.

PREMISES AFFECTED—1814-1816 Flatbush Avenue, westside, 117 feet north of East 37th Street, 1045-1047 East 36th Street, Block 7618, Lots 8 and 9, Borough of Brooklyn.

1715-61-BZ

APPLICANT—John J. Lynch and James J. Lyons for Frederick Harmeyer, owner; Len-Har Liquor Corporation, lessee under contract.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of an existing one story five car garage to retail stores for a temporary term of years.

PREMISES AFFECTED—129-02 New York Boulevard, southwest corner of 129th Avenue, Block 12276, Lot 59, Jamaica, Borough of Queens.

1570-61-BZ

APPLICANT—Victor G. Madonia for Joseph Vitulli, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use G-1 area district, the erection of a two family dwelling.

PREMISES AFFECTED—45-77 156th Street, east side, 100 feet north of 46th Avenue, Block 5435, Lot 6, Flushing, Borough of Queens.

Laid over from March 13, 1962, to April 10, 1962, at request of the applicant to further consider proper zoning basis for application; hearing to be continued.

229-49-BZ—Vol. V

APPLICANT—Leonard F. Rothkrug and Herbst and Rusciano for Peter I. Feinberg, owner.

SUBJECT—Application reopened January 23, 1962 as Volume V—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the construction and maintenance of a customers and employees parking lot accessory to the adjoining retail uses for a temporary term of years. (No fee to be charged).

PREMISES AFFECTED—1002-1028 Metcalf Avenue and 1661-1669 Bruckner Boulevard, northeast corner, Block 3721, Lots 1, 8, 10, 14 and 19, Borough of The Bronx.

Laid over from March 20, 1962, to April 10, 1962, for continued hearing; applicant to submit brief as to Board's jurisdiction.

529-40-BZ—Vol. II

APPLICANT—Charles M. Spindler for Sun Oil Company and Elvira DeFalco, owners.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction and extension in area of an existing gasoline service station with accessory

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uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—1788-1804 Eastern Parkway and 2131-2139 Bergen Street northeast corner, Block 1449, Lots 43 and 47, Borough of Brooklyn.

Laid over from March 13, 1962 to March 27, 1962, for continued hearing; then to April 10, 1962, for hearing, at request of applicant.

187-51-BZ

APPLICANT—George H. Mack for Delwell Realty Corp., owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of term of variance, expired July 24, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7f of the Zoning Resolution, permitting in a business use district a storage garage.

PREMISES AFFECTED—5905-5923 16th Avenue, northeast corner of 60th Street, Block 5510, Lot 1, Borough of Brooklyn.

70-55-BZ

APPLICANT—Harry Silverman for Eastern Cold Storage Insulation Company, Inc., owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of time to complete, expired January 13, 1962 and extension of term of variance, expired January 31, 1962—decision of the Borough Superintendent, previously granted on condition under Sections 7c and 21 of the Zoning Resolution, permitting in a retail and restricted retail use districts, the change in use of cellar of 142 East 41st Street, Lot 44, from storage to storage garage and also provide openings in wall of building to east on Lot 41 and also to use the roof of building at 144-148 East 41st Street, Lot 41 for parking of cars; and permitting the extension of garage use into proposed newly excavated cellar and newly constructed fireproof roof at 145-147 East 40th Street, Lots 29 and 30, building to be reduced to 1 story and permitting the extension in rear of building using more than the area permitted.

PREMISES AFFECTED—142-148 East 41st Street, south side, 100 feet west of 3rd Avenue and 145-147 East 40th Street, north side, 150 feet west of 3rd Avenue, Block 1295, Lots 29, 30, 41 and 44, Borough of Manhattan.

816-59-BZ

APPLICANT—Henry Nordheim for Joma Manufacturing Company, Inc., owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to amendment of resolution and extension of time to complete, expired May 17, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for the parking of motor vehicles of the employees of the Joma Manufacturing Company on the adjacent plot, no fees to be charged.

PREMISES AFFECTED—2346-2350 Bruckner Boulevard, south side, 190.86 feet west of Zerega Avenue, Block 3700, Lots 31, 32, 33 and 34, Borough of The Bronx.

57-56-BZ

APPLICANT—De Rose and Cavalieri for Angelina Coscia, owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of term of variance, expired February 13, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, parking lot for more than 5 motor vehicles.

PREMISES AFFECTED—435 East 117th Street, north side, 218 feet west of Paladino Avenue, Block 1711, Lot 16, Borough of Manhattan.

558-56-BZ

APPLICANT—De Rose and Cavalieri for Angelina Coscia, owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of term of variance, expired February 13, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, parking and storage for more than 5 motor vehicles.

PREMISES AFFECTED—450 East 117th Street, south side, 94 feet west of Paladino Avenue, Block 1710, Lot 130 (formerly 30½) Borough of Manhattan.

294-57-BZ

APPLICANT—Frank Negron, owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of term of variance, expired February 2, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, a motor vehicle repair shop for minor repairs with hand tools only.

PREMISES AFFECTED—842 East 150th Street and 574 Union Avenue, southeast corner, Block 2674, Lot 6, Borough of The Bronx.

956-55-BZ

APPLICANT—Jacob W. Sherman for The House of Gold Inc., owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of term of variance, expired January 22, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district the wholesale storage and shipping of matches, tobacco and candy products, with loading and unloading space.

PREMISES AFFECTED—248-252 Pulaski Street, south side, 266 feet 3½ inches west of Throop Avenue, Block 1777, Lot 15, Borough of Brooklyn.

423-51-BZ

APPLICANT—Morton S. Cahn for Firm Realty, Inc., owner.

SUBJECT—Application reopened February 27, 1962 for consideration as to extension of term of variance, expired February 19, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—163-11 to 163-19 122nd Avenue and 120-52 to 120-60 164th Street, northwest corner, Block 12378, Lots 59 and 62, Jamaica, Borough of Queens.

Laid over from March 27, 1962 to April 10, 1962, for decision; applicant to file statement.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

215-61-BZ

APPLICANT—Lama, Proskauer and Prober for Gizella Brandwein, owner.

SUBJECT—Application February 24, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, B area district, the erection of a one story building, the entire plot which is in excess of that permitted in a B area district for occupancy as bowling alley, bar, restaurant, kitchen, snack bar, locker rooms, meeting rooms, storage room and accessory rooms, with business signs, for a term of twenty-five (25) years.

PREMISES AFFECTED—1740-1752 (1750 official) Sedgwick Avenue, east side, 221.16 feet north of West 176th Street, Block 2880, Lot 158, Borough of The Bronx.

Hearing closed—Laid over from June 6, 1961, to June 20, 1961, for inspection and decision; then to July 5, 1961,

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for re-inspection and decision; then to December 12, 1961, for decision to await possible development in the area and the possibility of a conforming use; then to February 6, 1962 for decision to await further development; then to April 10, 1962, for decision; pending further development of the neighborhood.

384-28-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for B. J. Denihan Incorporated, owner.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the change in use of a one story five car garage previously granted by the Board to a storage building for use in conjunction with the existing dry cleaning establishment.

PREMISES AFFECTED—27-37 27th Street, east side, 186.87 feet north of 30th Avenue, Block 575, Lot 28, Long Island City, Borough of Queens.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision.

719-55-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Rose Orzo, owner.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district on a plot previously occupied as a parking lot, the erection and maintenance of a gasoline service station, lubricatorium, minor auto repairs, car washing, storage room, office and sales and the parking and storage of motor vehicles with a ground sign for a temporary term of twenty years.

PREMISES AFFECTED—1198-1224 Prospect Avenue, east side, 150 feet north of East 167th Street, and 1151-1163 Stebbins Avenue, Block 2693, Lots 9 and 12, Borough of The Bronx.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision.

1457-61-BZ

APPLICANT—Lama, Proskauer and Prober for Louis L. Rosenberg, owner.

SUBJECT—Application September 14, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with a frame shed and business entrances for a temporary term of ten (10) years.

PREMISES AFFECTED—185-189 33rd Street, north side, 200 feet east of 4th Avenue, Block 681, Lot 68, Borough of Brooklyn.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision.

1463-61-BZ

APPLICANT—Albert Melniker for John Harmon, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a residence use district the maintenance of an accessory parking lot to an existing funeral home on the adjoining lot located partly in a retail use district.

PREMISES AFFECTED—500 Davis Avenue, west side, 158.25 feet north of Forest Avenue, 149 Regan Avenue, Block 156, Lot 30, West New Brighton, Borough of Richmond.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Reso-

lution is amended to permit the Board to act; then set for April 10, 1962 for decision.

1481-61-BZ

APPLICANT—Albert Melniker for Jaybar Construction Company, Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten (10) years.

PREMISES AFFECTED—414 West 206th Street, south side, 100 feet west of 9th Avenue, Block 2202, Lot 17, Borough of Manhattan.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision.

1490-51-BZ

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 19 A (j) of the Zoning Resolution, to permit in a residence use C area district, for a stated term of twenty (20) years the change in occupancy of an existing two story building from a public storage garage to the warehousing of candy, storage, loading and unloading, office and storage garage with a business sign, the warehouse will not have the required loading berth.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision.

1491-61-A

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—Appeal from a decision of the Borough Superintendent re—class 3 construction, change in use, egress, etc.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

1492-61-BZ

APPLICANT—Andrew Di Camillo for Joseph Cosoia, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a stated term of ten (10) years.

PREMISES AFFECTED—365-367 91st Street, north side, 154 feet 8 $\frac{5}{8}$ inches west of 4th Avenue, Block 6081, Lots 77 and 78, Borough of Brooklyn.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision.

1598-61-BZ

APPLICANT—Paul Friedman for The 401 East 65th Street Company, owner.

SUBJECT—Application October 23, 1961—decision of the Borough Superintendent, under Section 19B (e) of the Zoning Resolution, to permit in a retail and residence use, B area district in a proposed 16 story multiple dwelling the elimination of the required 30 car accessory garage.

PREMISES AFFECTED—401 East 65th Street, 121

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First Avenue, Northeast corner, Block 1460, Lots 1, 2, 3, and 4, Borough of Manhattan.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision.

1350-61-BZ

APPLICANT—Michael Alfano for Louis Musano, owner.
SUBJECT—Application August 17, 1961—decision of the Borough Superintendent, under Sections 7e, 7f and 7i of the Zoning Resolution, to permit in a retail use district, the construction and maintenance of a gasoline service station, lubricatorium, car wash and minor hand repairs.

PREMISES AFFECTED—3920 East Tremont Avenue, northwest corner of Cross Bronx Expressway, Block 5576, Lot 15, Borough of The Bronx.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; applicant to obtain new affidavit of ownership and amend application; then set for April 10, 1962 for decision.

857-47-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Miled Properties, Incorporated; Socony Mobil Oil Company, lessee.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the reconstruction and extension in area of an existing gasoline service station to provide lubrication, minor auto repairs, car washing, store, utility room, parking and storage of more than five motor vehicles on the open area with a business sign and ground sign.

PREMISES AFFECTED—2173 Grand Concourse, west side, 180.73 feet north of East 181st Street, Block 3162, Lots 40, 41 and 43, Borough of The Bronx.

Hearing Closed—Laid over from March 13, 1962 to April 10, 1962, for applicant to submit revised application since the Board finds it cannot act under the old Zoning Resolution.

1555-61-A

APPLICANT—Lama Proskauer and Prober for Miled Properties, Incorporated, owner; Mobil Oil Company, lessee.

SUBJECT—Application filed July 25, 1961—appeal from a decision of the Borough Superintendent, re—Gasoline Tanks.

PREMISES AFFECTED—2173 Grand Concourse, west side, 180.73 feet north of East 181st Street, Block 3162, Lots 40, 41 and 43, Borough of The Bronx.

808-59-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for G. Bambino and J. Ferrari, owners.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, at an existing diner, the extension of the patron parking area and the installation of a ground sign.

PREMISES AFFECTED—4001-4009 Baychester Avenue and 1959 Strang Avenue northwest corner, Block 4981, Lots 80 and 94, Borough of The Bronx.

Hearing closed—Laid over from February 27, 1962, to March 27, 1962, for hearing at request of objectors; no appearance for applicant; then to April 10, 1962, for inspection and decision.

441-61-BZ

APPLICANT—Philip P. Agusta for Dominic Curcio and Frost Collision Service Incorporated, owner.

SUBJECT—Application September 15, 1961—decision of

the Borough Superintendent, under Sections 7b and 7c of the Zoning Resolution, to permit in a unrestricted and business use district, the erection of a one story extension to an existing motor vehicle repair shop with welding, body and fender repairs, spraying, office and the storage of more than five cars extending into the business portion of the premises.

PREMISES AFFECTED—336-348 Meeker Avenue, 370 Leonard Street, southeast corner, Block 2738, Lot 5, Borough of Brooklyn.

Hearing closed—Laid over from February 27, 1962 to March 27, 1962, for hearing; applicant to send out twenty day notices to owners legally affected; then to April 10, 1962, for inspection and decision; applicant to submit revised plan.

1224-21-BZ—Vol. II

APPLICANT—Henrietta and Caroline Whitney, owners; Rabco Plastics, lessee.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use district, in an existing public garage previously granted by the Board, the extension of the use to include a factory.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

Hearing closed—Laid over from March 27, 1962 to April 10, 1962, for inspection and decision.

1749-61-A

APPLICANT—Henrietta and Caroline Whitney, owners.

SUBJECT—Application filed October 6, 1961—Appeal from a decision of the Borough Superintendent, re—tabular limits, exits, and location of gas pump, storage and parking of hearses.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

840-49-BZ—Vol. II

APPLICANT—Henry George Greene for Frederico Construction and Realty Company, Incorporated, owner.

SUBJECT—Application reopened January 16, 1962, as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a residence use, B area district, the erection of a three story extension to an existing building and occupy the first floor as a restaurant, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—315 East 53rd Street, north side, 176 feet 8 inches east of 2nd Avenue, Block 1346, Lot 8, Borough of Manhattan.

Hearing closed—Laid over from March 27, 1962 to April 10, 1962, for inspection and decision.

1508-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for City Wide Knitwear Processing Company, Incorporated, owner.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the erection of a one story extension to an existing factory for the dyeing and processing of furniture.

PREMISES AFFECTED—87-10 (88-02 displayed) Linden Boulevard, southwest corner of 88th Street, Block 11397, Lot 50, Ozone Park, Borough of Queens.

Hearing closed—Laid over from March 27, 1962 to April 10, 1962, for inspection and decision.

1556-61-BZ

APPLICANT—Andrew Di Camillo for Anna Crockett, owners; Tank Bottoms Incorporated, lessee.

SUBJECT—Application September 22, 1961—decision of

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the Borough Superintendent, under Sections 7i and 21 of the Zoning Resolution, to permit in a residence and retail use district, in an existing two story building occupied as boiler room, nonstorage garage for not more than 20 cars, office and two family dwelling the extension of the uses to include motor vehicle repair shop.

PREMISES AFFECTED—416 Senator Street, south side, 100 feet east of 4th Avenue, Block 5855, Lot 13, Borough of Brooklyn.

Hearing closed—Laid over from March 27, 1962 to April 10, 1962, for inspection and decision.

1557-61-A

APPLICANT—Andrew Di Camillo for Anna Crockett, owner; Tank Bottoms Incorporated, lessee.

SUBJECT—Application September 22, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, additional use of motor repair shop.

PREMISES AFFECTED—416 Senator Street, south side, 100 feet east of 4th Avenue, Block 5855, Lot 13, Borough of Brooklyn.

1571-61-BZ

APPLICANT—Philip P. Agusta for Clarapat Holding Corporation, owner.

SUBJECT—Application September 27, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in an unrestricted and business use district, the erection of a one story building for the storage and fabrication of iron and steel products, welding, loading and unloading, office and the storage of two motor vehicles in conjunction with the adjoining building and use in the unrestricted use district.

PREMISES AFFECTED—92 Withers Street, south side, 51 feet west of Leonard Street, Block 2742, Lots 17, Borough of Brooklyn.

Hearing closed—Laid over from March 27, 1962 to April 10, 1962, for inspection and decision; applicant to submit revised drawing.

1626-61-BZ

APPLICANT—Max Siegel Associates for Mummy Realty Corporation, owner.

SUBJECT—Application October 30, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension of an accessory parking for a proposed supermarket with business entrances extending into the residence portion of the plot.

PREMISES AFFECTED—911 Gun Hill Road, 3510 Bronxwood Avenue, northeast corner, 900 East 211th Street, Block 4681, Lots 30, 38, 40 and 42, Borough of The Bronx.

Hearing closed—Laid over from March 27, 1962 to April 10, 1962, for inspection and decision.

1639-61-BZ

APPLICANT—Abraham Grossman for Angela Musso and Ida Nicola, owners.

SUBJECT—Application November 1, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, in an existing three story and cellar building, the change in use of the first floor from store and storage to two stores with show windows for a temporary term of twenty years.

PREMISES AFFECTED—267 West 4th Street, 49 Ferry Street, northeast corner, Block 613, Lot 1, Borough of Manhattan.

Hearing closed—Laid over from March 27, 1962 to April 10, 1962, for inspection and decision.

25-57-BZ—Vol. III

APPLICANT—Hodges Reavis McGrath and Downey for Davmac Corporation, owner.

SUBJECT—Application reopened October 3, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, E-1 area district, the erection

of a one story extension to a building for the manufacturing storage and sale of tires, office and the parking of more than five motor vehicles and the extension of the uses to include wheel alignment, brake adjustment and repairs, the proposed structure exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—221-18 Merrick Boulevard, southeast corner of 221st Street, Block 13100, Lot 26, Laurelton, Borough of Queens.

Hearing closed—Laid over from January 23, 1962 without date, for inspection and for decision, if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision; then to April 10, 1962, for decision; applicant to submit revised plan.

1413-61-BZ

APPLICANT—Charles M. Spindler for 30-30 21st Street Corporation, owner.

SUBJECT—Application September 7, 1961—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district on a plot presently occupied as a lumber yard, the erection and maintenance of a gasoline service station, lubricatorium, auto washing (non-automatic) office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—30-36 to 30-46 (30-40 official) 21st Street, 14-50 to 14-58 30th Road, southwest corner, Block 535, lot 46, Long Island City, Borough of Queens.

Hearing closed—Laid over from January 23, 1961 without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit statement; then set for March 27, 1962 for decision; then to April 10, 1962, for decision at request of applicant.

1429-61-BZ

APPLICANT—Robert Gottlieb for Frank Feller, owner.

SUBJECT—Application September 14, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for not more than four (4) cars for a temporary term of five years.

PREMISES AFFECTED—48 West 167th Street, south side, 49.36 feet west of Anderson Avenue, Block 2509, Lot 55, Borough of The Bronx.

Hearing closed—Laid over from January 23, 1961 without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision; then to April 10, 1962, for decision.

1878-61-BZ

APPLICANT—Lama, Proskauer and Prober for Morris R. Weinberg and Philip H. Weinberg, owners.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district for a temporary term of twenty-five years, the erection of a one story building for use as a factory storage, office, warehousing, manufacturing, display and sales of drugs and pharmaceuticals, assorted products, sundries and vitamin products with patron and employee parking and loading and unloading in the open area with business sign, the proposed building exceeds the permitted area coverage encroaches on the required rear yard and setback from a mapped street.

PREMISES AFFECTED—227-15 North Conduit Boulevard, north side, 731.04 feet west of 230th Place, Block 13193, Lot 170, Laurelton, Borough of Queens.

Hearing closed—Laid over from March 6, 1962, to March 13, 1962, for inspection and for continued hearing, at request of the applicant; then to March 27, 1962, for inspection and decision; applicant to submit revised drawings; then to April 10, 1962, for inspection and decision; applicant to submit revised drawings and obtain new decision from the Borough Superintendent.

CALENDAR

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, Southeast Corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

Hearing closed—Laid over from January 16, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision; then to March 27, 1962, for decision, at request of applicant; then to April 10, 1962, for decision at request of applicant, to submit revised plans.

MAX H. FOLEY, *Chairman*.

APRIL 10, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon April 10, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

264-61-A

APPLICANT—Solon S. Kane for Jessie Acker and Maurice Good, owners.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—324-328 Pearl Street, east side, 100 feet north of Peck Slip, Block 106, Lot 18, Borough of Manhattan.

965-57-A—Vol. II

APPLICANT—Hetkin Barshay and Hetkin for Golf House Incorporated.

SUBJECT—Application reopened December 12, 1961—Appeal from a decision of the Borough Superintendent, re—Proposed change in use—Club occupancy.

PREMISES AFFECTED—40 East 38th Street, south side, 80 feet west of Park Avenue, Block 867, Lot 43, Borough of Manhattan.

458-61-A

APPLICANT—Abraham Grossman for The Brook Incorporated, owner.

SUBJECT—Application April 14, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 67 of subd. of the Multiple Dwelling Law re—enclose public hall stairs, etc.

PREMISES AFFECTED—111-113 East 54th Street, north side, 90 feet east of Park Avenue, Block 1309, Lot 5, Borough of Manhattan.

533-61-A

APPLICANT—Saul Goldsmith for Welbilt Corporation, owner.

SUBJECT—Application April 25, 1961—Appeal from a decision of the Borough Superintendent re—Spray booth not of approved type.

PREMISES AFFECTED—56-24 Flushing Avenue, south side, 38.19 feet east of 56th Street, Block 2649, Lot 69, Maspeth, Borough of Queens.

558-61-A

APPLICANT—Paul D. Gilbert for David Satlow, owner.

SUBJECT—Application April 27, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for a variation of Section 34 subd. 1(a) and Section 27 subd. 6 of the Multiple Dwelling Law re—ceiling height, yard level.

PREMISES AFFECTED—575-605 (601 displayed) East 19th Street, east side, 54 feet 8½ inches north of Newkirk Avenue, Block 5219, Lot 40, Borough of Brooklyn.

872-61-A

APPLICANT—Charles M. Spindler for Samuel Gottlieb, owner.

SUBJECT—Application June 12, 1961—Appeal from a decision of the Borough Superintendent re—wood frame structures, enlargement, chimney.

PREMISES AFFECTED—92-110 Beach 64th Street, east side, 580 feet south of Larkin Avenue, Block 15935, Lots 1 and 16, Arverne, Borough of Queens.

1519-61-A

APPLICANT—Abraham Grossman for Romiru Realty Corporation, owner.

SUBJECT—Application September 27, 1961—filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 216, subdivision 3 of the Multiple Law and Section 34, subdivision 6 of the Multiple Dwelling Law re—creation of cellar apartments.

PREMISES AFFECTED—102 Greenwich Avenue, east side, 126 feet 6 inches north of West 12th Street, Block 617, Lot 32, Borough of Manhattan.

1599-61-A

APPLICANT—Abraham Grossman, for Gussie Weingarten and Sol Berkowitz, owners.

SUBJECT—Application October 23, 1961—filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 34, subdivision 6 of the Multiple Dwelling Law re—height of cellar apartment ceiling.

PREMISES AFFECTED—327 West 22nd Street, north side, 345 feet west of 8th Avenue, Block 746, Lot 22, Borough of Manhattan.

548-60-A—Vol. II

APPLICANT—Charles A. Buckley for Level Realty Corporation, owner; Alexander's Department Stores, Incorporated, lessee.

SUBJECT—Application reopened September 26, 1961 as Volume II—Appeal from a decision of the Borough Superintendent, re—Enclosure of escalators.

PREMISES AFFECTED—2501 to 2525 Grand Concourse and 2524 to 2528 Creston Avenue, northwest corner, Block 3167, Lots 1, 22, 26 and 72, Borough of The Bronx.

251-61-A

APPLICANT—Joseph Kiell for 10 Warren Street Realty Corporation, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—10 Warren Street, north side, 165 feet ¼ inch west of Broadway, Block 135, Lot 4, Borough of Manhattan.

255-61-A

APPLICANT—Robert Teichman for E. C. Fuller Company, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—28 Reade Street, north side, 75 feet 3 inches east of Manhattan Alley, Block 154, Lot 29, Borough of Manhattan.

1074-61-A

APPLICANT—Henry Nordheim for Alnace Corporation, owner.

SUBJECT—Application July 6, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 216 2e of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—31-41 Park Terrace West, northwest corner of West 214th Street, Block 2243, Lot 90, Borough of Manhattan.

1726-61-A

APPLICANT—Gabriel Nathan for Pom-Lin Realty Corporation, owner.

SUBJECT—Application November 21, 1961—Appeal from a decision of the Borough Superintendent, re—frame building, change in use.

PREMISES AFFECTED—56-01 to 56-11 Rockaway Beach Boulevard, 187-199 Beach 56th Street, southwest corner, Block 15923, Lots 36, 39 and 41, Arverne, Borough of Queens.

MAX H. FOLEY, *Chairman*.

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REGULAR MEETING

TUESDAY MORNING, MARCH 27, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon, March 13, 1962, were approved as printed in the Bulletin of March 22, 1962, Vol. 47, No. 12.

1224-21-BZ—Vol. II

APPLICANT—Henrietta and Caroline Whitney, owners; Rabco Plastics, lessee.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use district, in an existing public garage, previously granted by the Board, the extension of the use to include a factory.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Joseph Lane, Caroline Whitney and Robert Cronin.

For Opposition: Odell Gerity, Michael Bailey, Emma Volpe and Robert D. Fine.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for inspection and decision; hearing closed.

1749-61-A

APPLICANT—Henrietta and Caroline Whitney, owners.

SUBJECT—Application filed October 6, 1961—Appeal from a decision of the Borough Superintendent, re—tabular limits, exists, and location of gas pump, storage and parking of hearses.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Joseph Lane and Caroline Whitney.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for inspection and decision; applicant to submit revised drawing; hearing closed.

529-40-BZ—Vol. II

APPLICANT—Charles M. Spindler for Sun Oil Company and Elvira DeFalco, owners.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction and extension in area of an existing gasoline service station with accessory uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—1788-1804 Eastern Parkway and 2131-2139 Bergen Street north east corner, Block 1449, Lots 43 and 47, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for hearing, at request of applicant.

1228-40-BZ—Vol. III

APPLICANT—Larry Meltzer for Avenue P and East 19th Street Incorporated, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use, E area district, at an existing two story building occupied as stores, sales and showrooms and manufacturing of ladies coats, the erection of a one story extension into the residence portion for an additional store, the proposed extension exceeds the

permitted area coverage, encroaches on the required setbacks and has a business sign.

PREMISES AFFECTED—1610-1620 East 19th Street and 1816-1824 Avenue P, south west corner, Block 6781, Lot 7, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer.

For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962 at 10 A.M. for decision, at request of applicant, to submit additional information; hearing previously closed.

840-49-BZ—Vol. II

APPLICANT—Henry George Greene for Frederico Construction and Realty Company, Incorporated, owner.

SUBJECT—Application reopened January 16, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a residence use, B area district, the erection of a three story extension to an existing building and occupy the first floor as a restaurant, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—315 East 53rd Street, north side, 176 feet, 8 inches east of 2nd Avenue, Block 1346, Lot 8, Borough of Manhattan.

APPEARANCES—

For Applicant: J. G. L. Molloy.

For Opposition: None.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for inspection and decision; hearing closed.

423-51-BZ

APPLICANT—Morton S. Cahn for Firm Realty, Inc., owner.

SUBJECT—Application reopened February 27, 1962 for consideration as to extension of term of variance, expired February 19, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—163-11 to 163-19 122nd Avenue and 120-52 to 120-60 164th Street, northwest corner, Block 12378, Lots 59 and 62, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Morton S. Cahn.

For Opposition: None.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for decision; applicant to file statement.

25-57-BZ—Vol. III

APPLICANT—Hodges Reavis McGrath and Downey for Davmac Corporation, owner.

SUBJECT—Application reopened October 3, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, E-1 area district, the erection of a one story extension to a building for the manufacturing storage and sale of tires, office and the parking of more than five motor vehicles and the extension of the uses to include wheel alignment, brake adjustment and repairs, the proposed structure exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—221-18 Merrick Boulevard, south east corner of 221st Street, Block 13100, Lot 26, Laurelton, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: Fred V. Bruch.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for decision, applicant to submit revised plan; hearing previously closed.

35-59-BZ—Vol. II

APPLICANT—Max Siegel Associates for 30 West 58th Street Corporation and 23 West 57th Street Corporation, owners.

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SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expires October 18, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a restricted retail use district the extension of existing parking lot for more than five motor vehicles into vacant area.

PREMISES AFFECTED—30-34 West 58th Street, south side, 400 feet west of Fifth Avenue and 23-25 West 57th Street, Block 1273, Lots 19, 20, 54, 55 and 56, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. for inspection and decision; hearing closed.

808-59-BZ—Vol. II

APPLICANT—Crimmion and Crinnion for G. Bambino and J. Ferrari, owners.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, at an existing diner, the extension of the patron parking area and the installation of a ground sign.

PREMISES AFFECTED—4001-4009 Baychester Avenue and 1959 Strang Avenue north west corner, Block 4981, Lots 80 and 94, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion and Joseph D. Ferrari.

For Opposition: Hugo F. Spiraleri, Anthony J. Cinque, Karl Geiger, Veronica Terilli, Elsie Geiger, Richard Mancini, Dorothy Feroldi and Eva Cugliata.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for inspection and decision; hearing closed.

636-60-BZ—Vol. II

APPLICANT—Robert Gottlieb for Hermany Realty Company, owner.

SUBJECT—Application reopened April 11, 1961 as Volume II—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for parking and storage of more than five (5) cars of the passenger type for employees only, no fees charged.

PREMISES AFFECTED—2310 Hermany Avenue, south side, 88 feet east of Havemeyer Avenue, Block 3697, Lot 11, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert Gottlieb.

For Opposition: None.

ACTION OF BOARD—Laid over at request of applicant, to amend application; date to be set; hearing previously closed.

1413-61-BZ

APPLICANT—Charles M. Spindler for 30-30 21st Street Corporation, owner.

SUBJECT—Application September 7, 1961—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district on a plot presently occupied as a lumber yard, the erection and maintenance of a gasoline service station, lubritorium, auto washing (non-automatic) office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—30-36 to 30-46 (30-40 official) 21st Street, 14-50 to 14-58 30th Road, southwest corner, Block 535, lot 46, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for decision, at request of applicant; hearing previously closed.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, Southeast Corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for decision, at request of applicant, to submit revised plans; hearing previously closed.

1429-61-BZ

APPLICANT—Robert Gottlieb for Frank Feller, owner.

SUBJECT—Application September 14, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for not more than four (4) cars for a temporary term of five years.

PREMISES AFFECTED—48 West 167th Street, south side, 49.36 feet west of Anderson Avenue, Block 2509, Lot 55, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert Gottlieb.

For Opposition: None.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for decision; hearing previously closed.

1441-61-BZ

APPLICANT—Philip P. Agusta for Dominic Curcio and Frost Collision Service Incorporated, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7b and 7c of the Zoning Resolution, to permit in a unrestricted and business use district, the erection of a one story extension to an existing motor vehicle repair shop with welding, body and fender repairs, spraying, office and the storage of more than five cars extending into the business portion of the premises.

PREMISES AFFECTED—336-348 Meeker Avenue, 370 Leonard Street, southeast corner, Block 2738, Lots 4 and 5, Borough of Brooklyn.

APPEARANCES—

For Applicant: Philip P. Agusta.

For Opposition: None.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for inspection and decision; applicant to submit revised plan; hearing closed.

1508-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for City Wide Knitwear Processing Company, Incorporated, owner.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the erection of a one story extension to an existing factory for the dyeing and processing of furniture.

PREMISES AFFECTED—87-10 (88-02 displayed) Linden Boulevard, southwest corner of 88th Street, Block 11397, Lot 50, Ozone Park, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy and Howard Echelman.

For Opposition: Josephine Dia, Margaret Burnett, Anna Cardlin, Connie Caccauale, Carol Lancelot, Genevieve Rudkashi, Anna Veltre, Eleanor Schaeffer, Joyce Val-lute, Isabelle Tantillo, Vincent Tantillo, Connie Di Figlia, Rosemarie Ohlig and Marge Pietronegsio.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for inspection and decision; hearing closed.

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1533-61-BZ

APPLICANT—Mario A. Tucciarone for Joseph Fiore and Harry C. Bernard, owners.

SUBJECT—Application October 5, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence use district, for a stated term of years, the erection of a one story building for use as a factory and warehouse with loading and unloading and accessory parking in the open area.

PREMISES AFFECTED—98-23 Linden Boulevard, north side, 124.41 feet west of 101st Street, Block 11501, Lot 257 (tentative), Ozone Park, Borough of Queens.

APPEARANCES—

For Applicant: Mario A. Tucciarone and Warren D. Bernard.

For Opposition: Thomas S. Walsh.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. for decision, applicant to file revised plans; hearing previously closed.

1536-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7c, 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a six story hotel with public restaurant, catering, meeting room and ballroom, the proposed building exceeds the permitted height within two miles of a designated airport and the building and pool encroaches on the required setback from a mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Block 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh, Joseph Timpano, Doris Timpano and Patrick Timpano.

For Opposition: Albert J. Shapiro, Thomas R. Martello, Pauline Nick, Johanna Gendron, Marie Bongiorno, Walter Owsinski, Miguel A. Rodriguez, Alphonse S. Panarese, John Campo, Pascual Sanabria, Samuel Bodian for Park Dept., Philip Pascarella, Margaret Sanabria and Raymond Doherty.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for inspection and decision, applicant to submit additional information; hearing closed.

1537-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—Filed pursuant to Section 35 Art 3, of the General City Law re—build in bed of mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Block 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for inspection and decision; applicant to submit additional information; hearing closed.

1556-61-BZ

APPLICANT—Andrew Di Camillo for Anna Crockett, owner; Tank Bottoms Incorporated, lessee.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7i and 21 of the Zoning Resolution, to permit in a residence and retail use district, in an existing two story building occupied as boiler room, non-storage garage for not more than 20 cars, office and two family dwelling the extension of the uses to include motor vehicle repair shop.

PREMISES AFFECTED—416 Senator Street, south side, 100 feet east of 4th Avenue, Block 5855, Lot 13, Borough of Brooklyn.

APPEARANCES—

For Applicant: Andrew Di Camillo.

For Opposition: Armane J. Starace, Tina W. Stille, Julia Kratchman, Lily Estebo, Emanie Erikson, Tina Shay, Erminio Stillo, Marie Schlafani and Angelo Arculeo.

For Administration: John J. Saunders, Bd of Education.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for inspection and decision; hearing closed.

1557-61-A

APPLICANT—Andrew Di Camillo for Anna Crockett, owner; Tank Bottoms Incorporated, lessee.

SUBJECT—Application September 22, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, additional use of motor repair shop.

PREMISES AFFECTED—416 Senator Street, south side, 100 feet east of 4th Avenue, Block 5855, Lot 13, Borough of Brooklyn.

APPEARANCES—

For Applicant: Andrew Di Camillo.

For Opposition: Armane J. Starace.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for inspection and decision; hearing closed.

1571-61-BZ

APPLICANT—Philip P. Agusta for Clarapat Holding Corporation, owner.

SUBJECT—Application September 27, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in an unrestricted and business use district, the erection of a one story building for the storage and fabrication of iron and steel products, welding, loading and unloading, office and the storage of two motor vehicles in conjunction with the adjoining building and use in the unrestricted use district.

PREMISES AFFECTED—92 Withers Street, south side, 51 feet west of Leonard Street, Block 2742, Lot 17, Borough of Brooklyn.

APPEARANCES—

For Applicant: Philip P. Agusta and Ralph J. Strocchia.

For Opposition: None.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for inspection and decision; applicant to submit revised drawing; hearing closed.

1586-61-BZ

APPLICANT—Crinnion and Crinnion for Rose Golden and Mollie Dorfman, owners.

SUBJECT—Application October 10, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of a sales lot for motor vehicles of the pleasure type previously granted by the Board to a miniature golf course.

PREMISES AFFECTED—1965 Bruckner Expressway, north side, 164.52 feet west of Pugsley Avenue, Block 3787, Lots 43, 44, 45 and 46, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

For Opposition: None.

ACTION OF BOARD—Laid over to April 3, 1962, at 10 A.M. for decision; at applicant's request, to submit additional proof as to need for nonconforming use; hearing previously closed.

1593-61-BZ

APPLICANT—Paul Friedman for Armil Realty Corporation and Caroline D. Callahan, owners; Ricke Knitting Mills, lessee.

SUBJECT—Application October 20, 1961—decision of the Borough Superintendent, under Sections 7c, 7A and 21 of the Zoning Resolution, to permit in a retail and residence use, 'D' area district, the erection of a one story and cellar extension to an existing one story factory with business exits and entrances within 75 feet of a residence use district and accessory parking extending into the resi-

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dence portion of the plot, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—60-41 Flushing Avenue, northeast corner of 58th Drive, Block 2698, Lot 58 (58, 42 and part of 41 official) tentative, Maspeth, Borough of Queens.

APPEARANCES—

For Applicant: Paul Friedman and Milton Goldman.

For Opposition: Henry Bach.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for applicant to submit revised plans.

1626-61-BZ

APPLICANT—Max Siegel Associates for Mummy Realty Corporation, owner.

SUBJECT—Application October 30, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension of an accessory parking for a proposed supermarket with business entrances extending into the residence portion of the plot.

PREMISES AFFECTED—911 Gun Hill Road, 3510 Bronxwood Avenue, northeast corner, 900 East 211th Street, Block 4681, Lots 30, 38, 40 and 42, Borough of The Bronx.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: Paul Black and Walter Black.

For Administration: John J. Saunders, Bd. of Education.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for inspection and decision; hearing closed.

1639-61-BZ

APPLICANT—Abraham Grossman for Angela Musso and Ida Nicola, owners.

SUBJECT—Application November 1, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, in an existing three story and cellar building, the change in use of the first floor from store and storage to two stores with show windows for a temporary term of twenty years.

PREMISES AFFECTED—267 West 4th Street, 49 Ferry Street, northeast corner, Block 613, Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman, Angelo Musso, Barbara Byfield, Elsie McDonald and John Van Bibbir.

For Opposition: Helen Rich, Giuliette Frueh, Rev. Charles H. Graf, Rev. Robert C. Hunsicker, Robert H. Chase, Astrid A. Monson, and J. C. Weare.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for inspection and decision; hearing closed.

1878-61-BZ

APPLICANT—Lama, Proskauer and Prober for Morris R. Weinberg and Philip H. Weinberg, owners.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district for a temporary term of twenty-five years, the erection of a one story building for use as a factory, storage, office, warehousing, manufacturing, display and sales of drugs and pharmaceuticals, assorted products, sundries and vitamin products with patron and employee parking and loading and unloading in the open area with a business sign, the proposed building exceeds the permitted area coverage encroaches on the required rear yard and setback from a mapped street.

PREMISES AFFECTED—227-15 North Conduit Boulevard, north side, 731.04 feet west of 230th Place, Block 13193, Lot 170, Laurelton, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy, James E. Vassalotti and A. Lieberman.

For Opposition: Max M. Lome.

For Administration: Samuel Bodian, Park Dept.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for inspection and decision; applicant to submit revised drawings and obtain new decision from the Borough Superintendent; hearing closed.

595-41-BZ

APPLICANT—Bernal Realty Corp., owner.

SUBJECT—Application reopened February 27, 1962 for consideration as to extension of term of variance, expired November 27, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and business use district, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—308 Beach 44th Street, east side, 94 feet north of Rockaway Beach Boulevard, Block 367, Lot 1, Far Rockaway, Borough of Queens.

APPEARANCES—

For Applicant: Norman Bernstein.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on July 17, 1941, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the term of variance extended from time to time, and last extended for a term of five years on November 27, 1956; and

WHEREAS, the applicant states that there has been no change on the site; use retail area height No. 1, area D; that the new zoning is R6; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation November 27, 1961; and

WHEREAS, this application was reopened on February 27, 1962 and set for hearing on March 27, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 27, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 19, 1962 acting on Alt. Applic. No. 940-49, reads:

"1. The extension of term of variance previously granted for the Parking and Storage of more than 5 motor vehicles partly within a Res. use dist. and partly within Bus. use dist. must be returned to the B. of Sta. & Appeals—Cal. #595-41-BZ. Same expiring 11/27/61."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 17, 1941 as amended through November 27, 1956 only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five years from the date of this *amended* resolution *on condition* that the fence around the lot be put in good repair; that the lot be paved with clean cinders or gravel, treated with a binder and rolled to proper grade; to permit . . .; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

790-41-BZ

APPLICANT—F. L. Thompson for Vincent Cannistraro, owner.

SUBJECT—Application reopened February 27, 1962 for consideration as to extension of term of variance, expired

MINUTES

September 20, 1960—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, the use of existing building for a motor vehicle repair shop.

PREMISES AFFECTED—112-16 to 112-18 101st Avenue, southwest corner of 113th Street, Block 9430, Lot 7, Richmond Hill, Borough of Queens.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, on June 30, 1942, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened from time to time to extend the term of variance, and last extended for a term of five years on September 20, 1955; and

WHEREAS, the applicant states that there have been no changes in the surrounding area, or in the use, area and height designations; that there has been no change in the conditions on the site, except that a show window on 113th Avenue was boarded up temporarily, where no glass could be obtained; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation September 20, 1960; and

WHEREAS, this application was reopened on February 27, 1962 and set for hearing on March 27, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 27, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated December 14, 1961 acting on Misc. Applic. No. 8047-41, reads:

"1. The proposed extension of time beyond Sept. 20, 1960 is contrary to the variance granted by the B.S.A. under Cal. 790-41-BZ and must be referred back to the Board for its determinations."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 30, 1942 as amended through September 20, 1955 only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five years from the date of this *amended* resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

883-48-BZ—Vol. II

APPLICANT—Benjamin F. Nolan for Engledrum Service Station, Incorporated, owner.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 7a of the Zoning Resolution, to permit in a retail and residence use district, the extension in area and the erection of an extension to a existing gasoline service station with accessory uses of lubritorium, car wash, parking and storage of more than five motor vehicles, motor vehicle repairs and a two car garage.

PREMISES AFFECTED—3590 East Tremont Avenue, southwest corner of Lafayette Avenue, Block 5543, Lots 6 and 16, Borough of The Bronx.

APPEARANCES—

For Applicant: Benjamin F. Nolan.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 23, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 24, 1961 acting on Alt. Applic. No. 650-61, reads:

"1. Proposed extension of gasoline selling station, lubritorium, auto laundry, parking for more than five motor vehicles and two (2) car garage on premises partly in a Residence & partly in a Retail Use district is contrary to Article II Sects. 3 & 4A of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivisions a and c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7a and c of the Zoning Resolution, to permit in a retail and residence use district, the extension in area and the erection of an extension of an existing gasoline service station, with accessory uses of lubritorium, non-automatic car wash, parking and storage of more than five motor vehicles, motor vehicle repairs and a two car garage *on condition* the work conform to drawings filed with this application dated August 30, 1961, 7 sheets; on *further condition* that a five foot six inch high chain-link fence on steel supports be constructed along the westerly lot line, and that on the Lafayette Avenue building line, a fence consisting of a three foot high brick wall with two feet six inch high iron pickets on top be built along the entire building line; that there be no curb cut for entrance from Lafayette Avenue; that window openings be omitted from the west wall of the accessory building; that the portion of the plot between the accessory building and the westerly lot line be landscaped; that no rotating signs be used; that the station is not to be conducted as a self-service station; that all laws, rules and regulations applicable be complied with, permit obtained, work done and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

568-56-BZ

APPLICANT—Milton S. Zeiberg for Helen Weiss, owner.

SUBJECT—Application reopened February 27, 1962 for consideration as to extension of term of variance, expired December 11, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a business and residence use district, the parking of motor vehicles.

PREMISES AFFECTED—927-941 East Tremont Avenue, north side, 50 feet west of Vyse Avenue, Block 3126, Lots 3, 4 and 8, Borough of The Bronx.

APPEARANCES—

For Applicant: Milton S. Zeiberg.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4
Negative 0
Not Voting: Commissioner Fox 1

MINUTES

THE RESOLUTION—

WHEREAS, on December 21, 1956, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that since the granting of the above variance, the said site has been continuously used and operated as a parking lot and the terms and conditions of the Resolution in connection therewith have been complied with in all respects; that there are no changed conditions on the site or in the surrounding area, or in the use, area and height designations since the granting of the variance, except that approximately three years ago, Tremont Avenue was paved with tar and black-topped; that the amended zoning designation is R7-1; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation December 11, 1961; and

WHEREAS, this application was reopened on February 27, 1962 and set for hearing on March 27, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on March 27, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated December 8, 1961 acting on Alt. Applic. No. 447-56, reads:

"1. Proposed use of parking and storage of motor vehicles located partly in a residence and partly in a business use district is contrary to Article II, Section 3 of the Zoning Resolution and expiration of term of variance granted under B. S. & A. Cal. #568-56-BZ dated 12-11-56."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 21, 1956 only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five years from the date of this *amended* resolution, to permit . . . ; that other than as amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

179-61-BZ—Vol. II

APPLICANT—Benjamin F. Nolan for Samuel and Ceilia B. Waterman, owners.

SUBJECT—Application reopened October 24, 1961 as Volume II—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence use district the erection and maintenance of a gasoline service station, lubricatorium, sales and office, minor auto repairs and the parking and storage of motor vehicles.

PREMISES AFFECTED—1070 White Plains Road, southeast corner of Watson Avenue, Block 3733, Lots 26, 28 and 29, Borough of The Bronx.

APPEARANCES—

For Applicant: Benjamin F. Nolan.

For Opposition: None.

ACTION OF BOARD—Application dismissed because of lack of jurisdiction of the Board under the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

1437-61-BZ

APPLICANT—John J. Tricarico for Pitta Funeral Home, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, the extension of the accessory parking of a funeral establishment into the residence portion of the premises.

PREMISES AFFECTED—292-302 McDonald Avenue,

west side, 90 feet south of Caton Avenue, and 21 Dahill Road, Block 5323, Lot 17 and 80, Borough of Brooklyn.

APPEARANCES—

For Applicant: John J. Tricarico.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 23, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 21, 1961 acting on Alt. Applic. No. 2367-61, reads:

"1. The proposed funeral chapels, office, embalming room and parking of patrons cars, partly in business use & partly in residence use district use is contrary to Art. II Sec. 3 of Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c of the Zoning Resolution, to permit in a business and residence use district, the extension of the accessory parking to a funeral establishment into the residence portion of the premises *on condition* the work be done to conform with drawings filed with this application dated September 15, 1961, 3 sheets; on further condition that there be no opening and no curb cut on Dahill Road and that a split-sapling fence on steel supports be constructed parallel with the Dahill Road building line and set back to the line of the front of the main walls of the adjacent buildings, and that this set back space be planted; that this split-sapling fence be returned to the end of the garages of the adjacent properties on the north and south lot lines; that all laws, rules and regulations applicable be complied with, permit be obtained, work done, Certificate of Occupancy obtained, within the requirements of Section 22A of the Zoning Resolution.

1520-61-BZ

APPLICANT—Joseph A. Trapani for Matthew Cesareo, owner.

SUBJECT—Application September 27, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, DD and E-1 area district, the extension into the residence district, of the existing retail store use by the erection of a one story structure for use as an accessory garage and warehouse, the proposed building encroaches on the required rear yard.

PREMISES AFFECTED—35-01 Bell Boulevard, and 213-30 to 213-36 35th Avenue, southeast corner, Block 6173, Lot 1, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Mario A. Tucciarone.

For Opposition: None.

ACTION OF BOARD—Application withdrawn at the request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

MINUTES

1532-61-BZ

APPLICANT—Mario A. Tucciarone for A. J. Panzarella Realty Incorporated, owner.

SUBJECT—Application October 5, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a residence district, the maintenance of an accessory parking lot for use in conjunction with the adjoining retail stores.

PREMISES AFFECTED—156-01 to 156-17 92nd Street, 92-02 to 92-08 (92-04 official) 156th Avenue, southeast corner, Block 13957, Lot 75, Howard Beach, Borough of Queens.

APPEARANCES—

For Applicant: Mario A. Tucciarone.

For Opposition: Thomas Muglia.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 13, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated October 4, 1961 acting on Alt. Applic. No. 2014-61, reads:

"1. The proposed use of premises for the parking of more than 5 motor vehicles within a Res. Use Dist., accessory to shopping center on adjacent lot located within a Local Retail Dist. is contrary to Art. II Sec. 3 Zone Resolutions.

2. Proposed curb cut within a Rec. Use Dist. is contrary to Art. II Sec. 3 Zone Resolutions."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivisions c and h of the Zoning Resolutions.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. No. 2014-61, Objection Nos. 1 and 2 dated October 4, 1961, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1636-61-BZ

APPLICANT—Robert Gottlieb for James Petrillo, owner.

SUBJECT—Application November 1, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of pleasure type motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—691 East 139th Street, north side, 170 feet east of Cypress Avenue, Block 2568, Lot 36, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert Gottlieb.

For Opposition: None.

ACTION OF BOARD—Application withdrawn by applicant; Board stated it had no jurisdiction.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein..... 4

Negative: Commissioner Fox..... 1

1647-61-BZ

APPLICANT—Arnold Haber for Anthony Lavecchia, owner.

SUBJECT—Application November 2, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a local retail use district, the erection and maintenance of a gasoline service station and accessory uses for a temporary term of years.

PREMISES AFFECTED—3024-3036 Eastchester Road, east side, 266 feet south of Hammersly Avenue, Block 4766, Lot 47, Borough of The Bronx.

APPEARANCES—

For Applicant: Samuel J. Kisseloff.

For Opposition: None.

ACTION OF BOARD—Application withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

Adjourned 3:05 P.M.

JAMES P. MULROY, *Secretary*.

REGULAR MEETING

TUESDAY AFTERNOON MARCH 27, 1962, 2 P.M.

Present; Chairmana Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

246-61-A

APPLICANT—Joseph A. Russo d/b/a Mildred Nursing Home, owner.

SUBJECT—Application March 2, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—1501 80th Street, 7921 15th Avenue, northeast corner, Block 6270, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: A. Russo.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative 0

Negative; Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner dated February 7, 1961 on Order No. 0707-1, reads:

"1. Install an approved wet automatic sprinkler system throughout arranged and equipped as per Art. 16 Ch. 26 Administrative Code in order to comply with Section 28 of Hospital Code and Regulations of Board of Hospitals as amended October 1, 1960 Section C19-161.0, Admin. Code."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee reported against granting the appeal.

Resolved, that the Order of the Fire Commissioner, acting on Order #0707-1, Objection No. 1, dated February 7, 1961, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

377-61-A

APPLICANT—Benjamin Schaffer, President for Chamber's Realty Company, Incorporated, owner.

SUBJECT—Application March 29, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—1 and 2 Hudson Street, northeast corner of Chambers Street, Block 140, Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: Morris Kweller.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative 0

Negative; Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

MINUTES

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated March 24, 1961 on Violation Order No. 494870, reads:

"1. Provide an approved automatic sprinkler system throughout building.

Chap. C19-161.0 Administrative Code."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended that the appeal not be granted.

Resolved, that the Order of the Fire Commissioner, acting on Violation Order 494870, Objection No. 1, dated March 24, 1961, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

262-36-A—Vol. I

APPLICANT—Massimo Francis Yezzi for Rosemarie Millford, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution, re Appeal from a decision of the Borough Superintendent; previously granted on condition.

PREMISES AFFECTED—154-34 Riverside Drive, south side, 465.69 feet northeast of 7th Avenue, Block 4543, Lot 7, Beechhurst, Borough of Queens.

APPEARANCES—

For Applicant: Massimo Francis Yezzi.

ACTION OF BOARD—Application for reopening for amendment of the resolution to permit additional beds, *withdrawn*.

231-61-A

APPLICANT—Herman Kron for John Connelly, Jr., and Albert E. Connelly, owners; Chicago Metallic Manufacturing Company, lessee.

SUBJECT—Application February 28, 1961—Appeal from an order and a decision of the Fire Commissioner and a decision of the Borough Superintendent re—spraying equipment.

PREMISES AFFECTED—24-15 to 24-19 Bridge Plaza, North, 41-40 Crescent Street, northwest corner, Block 414, Lots 2 and 44., Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Herman Kron.

ACTION OF BOARD—Appeal *withdrawn* at the request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

Negative 0

109-61-A

APPLICANT—Joshua Brown for Ruth Dalessio, owner.

SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system, swimming pool.

PREMISES AFFECTED—151 Jumel Street, north side, 101.01 feet west of Miles Avenue, Block 4606, Lot 42, Great Kills, Borough of Richmond.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

Negative 0

110-61-A

APPLICANT—Joshua Brown for Edward Zwolski, owner.

SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system, swimming pool.

PREMISES AFFECTED—308 Clawson Street, southeast corner of Jacques Avenue, Block 3649, Lot 33, New Dorp, Borough of Richmond.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

Negative 0

111-61-A

APPLICANT—Joshua Brown for John E. Schilling, owner.

SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system, swimming pool.

PREMISES AFFECTED—732 Liberty Avenue, south side, 126.74 feet west of Oceanside Avenue, Block 3486., Lot 39, Midland Beach, Borough of Richmond.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

Negative 0

112-61-A

APPLICANT—Joshua Brown for Louis Wintermeyer, owner.

SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system, swimming pool.

PREMISES AFFECTED—151 Driggs Street, west side, 160.0 feet north of William Avenue, Block 5278, Lot 44, Great Kills, Borough of Richmond.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

Negative 0

113-61-A

APPLICANT—Joshua Brown for Carl Dahl, owner.

SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system, swimming pool.

PREMISES AFFECTED—283 Willard Avenue, east side, 120.0 feet south of Waters Avenue, Block 437, Lot 15, Westerley, Borough of Richmond.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

Negative 0

MINUTES

114-61-A

APPLICANT—Joshua Brown for Robert and Margaret Wolkowitz, owners.

SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system, swimming pool.

PREMISES AFFECTED—51 Sea Gate Road, east side, 132.99 feet north of Wadsworth Avenue, Block 3066, Lot 250, Rosebank, Borough of Richmond.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

115-61-A

APPLICANT—Joshua Brown for Robert L. Gans, owner:

SUBJECT—Application February 7, 1961—Appeal from a decision of the Borough Superintendent, re—drainage system, swimming pool.

PREMISES AFFECTED—224 Benedict Road, west side, 278.74 feet south of St. James Place, Block 872, Lot 90, Grymes Hill, Borough of Richmond.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

1396-61-A

APPLICANT—Harry Hausknecht for Webb and Knapp, Incorporated, owner; Freedomland, Incorporated, lessee.

SUBJECT—Application September 1, 1961—Appeal from a decision of the Borough Superintendent—Review of Decision re—Zoning Matter.

PREMISES AFFECTED—2800 Baychester Avenue, northeast corner of Hutchinson River Parkway (Building 710), Block 5141, Lot 75, Borough of the Bronx.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal withdrawn at the request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

942-60-A

APPLICANT—Jack Kobrick for Jack Kobrick and Bernard Gross, owner.

SUBJECT—Application December 21, 1960—Appeal from an order and a decision of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—143-145 Pince Street and 445-447 West Broadway, northeast corner, Block 515, Lot 45, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application dismissed for lack of prosecution by the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

965-57-A—Vol. II

APPLICANT—Hetkin Barshay and Hetkin for Golf House Incorporated, owner.

SUBJECT—Application reopened December 12, 1961—Appeal from a decision of the Borough Superintendent, re—Proposed change in use—Club occupancy.

PREMISES AFFECTED—40 East 38th Street, south side, 80 feet west of Park Avenue, Block 867, Lot 43, Borough of Manhattan.

APPEARANCES—

For Applicant: Bert Tuchman and Samuel Rosenblum.

ACTION OF BOARD—Laid over to April 10, 1962, at 2 P.M. for inspection and decision.

458-61-A

APPLICANT—Abraham Grossman for The Brook Incorporated, owner.

SUBJECT—Application April 14, 1961—Filed pursuant to section 310 of the Multiple Dwelling Law for variation section 67 of subd 6 of the Multiple Dwelling Law re—enclose public hall stairs etc.

PREMISES AFFECTED—111-113 East 54th Street, north side, 90 feet east of Park Avenue, Block 1309, Lot 5, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.

ACTION OF BOARD—Laid over to April 10, 1962, at 2 P.M. for inspection and decision; hearing closed.

533-61-A

APPLICANT—Saul Goldsmith for Welbilt Corporation, owner.

SUBJECT—Application April 25, 1961—Appeal from a decision of the Borough Superintendent re—Spray booth not of approved type.

PREMISES AFFECTED—56-24 Flushing Avenue, south side, 38.19 feet east of 56th Street, Block 2649, Lot 69, Maspeth, Borough of Queens.

APPEARANCES—

For Applicant: Saul Goldsmith and William J. McDonald.

ACTION OF BOARD—Laid over to April 10, 1962, at 2 P.M. for inspection and decision; hearing closed.

558-61-A

APPLICANT—Paul D. Gilbert, for David Satlow, owner.

SUBJECT—Application April 27, 1961—Filed pursuant to section 310 of the Multiple Dwelling Law for a variation of Section 34 subd 1(a) and section 27 subd 6 of the Multiple Dwelling Law re—ceiling height, yard level.

PREMISES AFFECTED—575-605 (601 displayed) East 19th Street, east side, 54 feet 8½ inches north of Newkirk Avenue, Block 5219, Lot 40, Borough of Brooklyn.

APPEARANCES—

For Applicant: Paul D. Gilbert.

ACTION OF BOARD—Laid over to April 10, 1962, at 2 P.M. for inspection and decision; hearing closed.

872-61-A

APPLICANT—Charles M. Spindler for Samuel Gottlieb, owner.

SUBJECT—Application June 12, 1961—Appeal from a decision of the Borough Superintendent—wood frame

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structures, enlargement, chimney.

PREMISES AFFECTED—92-110 Beach 64th Street, east side, 580 feet south of Larkin Avenue, Block 15935, Lots 1 and 16, Arverne, Borough of Queens.

APPEARANCES—

For Applicant: John J. Fitzsimons.

For Opposition: William J. Davis, Mayor's Office.

ACTION OF BOARD—Laid over to April 10, 1962, at 2 P.M. at request of Department of Housing; applicant absent.

1519-61-A

APPLICANT—Abraham Grossman for Romiru Realty Corporation, owner.

SUBJECT—Application September 27, 1961—filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 216, subdivision 3 of the Multiple Law and Section 34, subdivision 6 of the Multiple Dwelling Law re creation of cellar apartments.

PREMISES AFFECTED—102 Greenwich Avenue, east side, 126 feet, 6 inches north of West 12th Street, Block 617, Lot 32, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.

ACTION OF BOARD—Laid over to April 10, 1962, at 2 P.M. for inspection and decision; hearing closed.

1599-61-A

APPLICANT—Abraham Grossman, for Gussie Weingarten and Sol Berkowitz, owners.

SUBJECT—Application October 23, 1961—filed pursuant to section 310 of the Multiple Dwelling Law for variation of section 34, subdivision 6 of the Multiple Dwelling Law re height of cellar apartment ceiling.

PREMISES AFFECTED—327 West 22nd Street, north side, 345 feet west of 8th Avenue, Block 746, Lot 22, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.

ACTION OF BOARD—Laid over to April 10, 1962, at 2 P.M. for inspection and decision; hearing closed.

454-37-BZ—Vol. II

APPLICANT—Reginald S. Hardy for H. C. Bohack Company, Incorporated, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution and extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7c, 21 and 7A of the Zoning Resolution, permitting in a retail and residence use district, the erection of a retail food market and the use of the unbuilt upon portion for the parking of motor vehicles belonging to patrons and customers.

PREMISES AFFECTED—9105-9127 Third Avenue, northeast corner of 92nd Street, Block 6086, Lots 1, 2, 102, 4, 6 and 85, Borough of Brooklyn.

APPEARANCES—

For Applicant: R. S. Hardy.

ACTION OF BOARD—Application reopened, resolution amended and time to complete extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5

..... 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board, as Vol. II, on May 2, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution and extension of time to complete.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on May 2, 1961, by adding thereto:

"that the building may be increased in area and relocated, substantially as shown on revised drawing marked 'Received November 27, 1961,' one sheet, and further amended as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained, on condition that other than as herein amended the resolution above cited shall be complied with in all respects."

(N.B. 1905/60)

588-57-BZ

APPLICANT—Lama, Proskauer and Prober for Eve Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired February 7, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f, 7h, 7e and 7A of the Zoning Resolution, permitting in a retail and residence use district, the erection and maintenance of a gasoline service station, lubricatorium, office, storage, minor auto repairs, car wash, parking and storage of motor vehicles with curb cut and show window within 75 feet of a residence use district.

PREMISES AFFECTED—1353 Park Avenue and 100-110 East 102nd Street, southeast corner, Block 1629, Lots 62-72 inclusive, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE:

Affirmative: Chairman Foley, Vice Chairman Kleinert and Commissioner Becker

Negative: Commissioner Fox and Commissioner Klein

THE RESOLUTION:

WHEREAS, this application was granted by the Board on January 21, 1958, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on February 7, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on January 21, 1958, as amended through February 7, 1961, only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this amended resolution and that a Certificate of Occupancy shall be obtained." (N.B. 46/57)

691-58-BZ

APPLICANT—Joseph L. Rosenberg and Isidore S. Jaffee, owners.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired March 7, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a business and residence use district, the erection and maintenance of a gasoline service station, auto washing, non-automatic, lubrication, office, sales, minor repairs with hand tools only and the parking and storage of cars awaiting service.

PREMISES AFFECTED—131-25 20th Avenue, northwest corner of 132nd Street, Block 4137, Lot 55, College Point, Borough of Queens.

APPEARANCES—

For Applicant: Sylvia Heftler.

ACTION OF BOARD—Application reopened and time to

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complete work extended.
THE VOTE:

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Becker and Commissioner Klein 4
Negative: 0
Not Voting: Commissioner Fox 1

THE RESOLUTION:

WHEREAS, this application was granted by the Board on May 12, 1959, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on March 7, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 12, 1959, as *amended* through March 7, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 2654/58)

693-58-BZ

APPLICANT—Joseph L. Rosenberg and Isidore S. Jaffe, owners.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired March 7, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a residence use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs with hand tools only, auto washing, office, sales and the parking of cars awaiting service.

PREMISES AFFECTED—132-08 20th Avenue, southeast corner of 132nd Street, Block 4178, Lot 22, College Point, Borough of Queens.

APPEARANCES—

For Applicant: Sylvia Heftler.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE:

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Becker and Commissioner Klein 4
Negative: 0
Not Voting: Commissioner Fox 1

THE RESOLUTION:

WHEREAS, this application was granted by the Board on May 12, 1959, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on March 7, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 12, 1959, as *amended* through March 7, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 2653/58)

162-59-BZ

APPLICANT—Herman Kron for L. B. Oil Company, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired March 21, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7a, 7i and 7A of the Zoning Resolution, permitting in a business use district, the reconstruction, and extension of an ex-

isting gasoline station, lubritorium, auto laundry, machine shop, motor vehicle repairs, store, office, sale of used cars, parking and storage of more than five motor vehicles with curb cuts within 75 feet of a residence use district.

PREMISES AFFECTED—76-01 to 76-09 Northern Boulevard and 32-61 to 32-69 76th Street, northeast corner, Block 1172, Lots 48 and 51, Jackson Heights, Borough of Queens.

APPEARANCES—

For Applicant: Herman Kron.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on March 29, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on March 21, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on March 29, 1960, as *amended* on March 21, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 144/59)

23-60-BZ

APPLICANT—Dominick Salvati and Son for Packer Super Market Incorporated, owner.

SUBJECT—Application for consideration—reopening for an amendment of the resolution and extension of time to complete which expired July 26, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 21 of the Zoning Resolution, permitting in a business and residence use, C area district, the erection of a one story extension, excessive in built area to an existing supermarket, extending from the business use district, into the residence use district, a one story extension to house, an additional refrigerator, a 6' x 10' wide entrance and show window on 46th Street, both located within 75 feet of a residence use district.

PREMISES AFFECTED—4601 New Utrecht Avenue, southeast corner of 46th Street, Block 5621, Lot 21 (formerly Lot 23), Borough of Brooklyn.

APPEARANCES—

For Applicant: Leon Komondorea.

ACTION OF BOARD—Application reopened, resolution amended and time extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and Com-
missioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on July 26, 1960, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution and extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 26, 1960, by adding thereto:

"that the vestibule and doors on the 46th Street side of the building may be omitted, *on condition* that a new second means of egress shall be provided from the rear of the building, substantially as shown on revised draw-

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ing marked 'Received January 29, 1962,' one sheet, and further *amended* only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained, that other than as herein amended the resolution above cited shall be complied with in all respects." (Alt. 2822/59)

638-60-BZ

APPLICANT—Reginald S. Hardy for City Funding Corporation, owner; H. C. Bohack Company, Incorporated, lessee.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a business and residence use district, a portion of the affected premises located in a residence use district to be used for the parking of motor vehicles belonging to the customers and patrons of the retail store located entirely within the portion of the premises in the business use district.

PREMISES AFFECTED—1124-1126 Bedford Avenue, 1128-1130 Bedford Avenue and 1132 Bedford Avenue, northwest corner of Gates Avenue, Block 1974, Lot 29, Borough of Brooklyn.

APPEARANCES—

For Applicant: R. S. Hardy.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 2, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 2, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alt.—1626, 2229 and 2230/60)

834-60-BZ

APPLICANT—Lama, Proskauer and Prober for Vanderbilt-James Incorporated, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired March 7, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f, 7i and 7e of the Zoning Resolution, permitting in a business, retail and residence use district, the erection and maintenance of a gasoline service station, lubricatorium, minor auto repairs, car washing, utility room, office, sales of accessories and parking and storage of motor vehicles on the unbuilt upon portion of the plot for a stated term of twenty (20) years.

PREMISES AFFECTED—134-148 Vanderbilt Avenue, 389-401 Myrtle Avenue, northwest corner, Block 2046, Lots 84, 85, 86 and 88, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE:

Affirmative: Chairman Foley, Vice Chairman Kleinert and Commissioner Becker 3

Negative: Commissioner Fox and Commissioner Klein. 2

THE RESOLUTION:

WHEREAS, this application was granted by the Board on March 7, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on March 7, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 2084/60)

340-41-BZ

APPLICANT—Lama, Proskauer and Prober for Gulf Oil Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired September 18, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7f of the Zoning Resolution, permitting in a business use district, for a term of years, the erection and maintenance of a gasoline service station.

PREMISES AFFECTED—72-09 Main Street, southeast corner of 72nd Avenue, Block 6600, Lot 1, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and set for hearing on May 1, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox Commissioner Becker and Commissioner Klein 5
Negative: 0

786-41-BZ

APPLICANT—Powsner, Katz and Powsner for Louise Bindrim, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired January 22, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7f of the Zoning Resolution, permitting in a business use district, the conversion of occupancy of an existing building to a garage for more than five motor vehicles.

PREMISES AFFECTED—68-72 North Henry Street, east side, 50 feet south of Engert Avenue, Block 2729, Lot 20, Borough of Brooklyn.

APPEARANCES—

For Applicant: Emanuel Katz.

ACTION OF BOARD—Application reopened and set for hearing on May 1, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

(Continued on Page 448)

RULES

RULES GOVERNING THE USE OF EQUIPMENT FOR SPRAYING AND DRYING OF PAINTS, VARNISHES, LACQUERS AND OTHER INFLAMMABLE SURFACE COATINGS AND STORAGE OF SUCH MATERIALS

ADOPTED BY THE BOARD OF STANDARDS AND APPEALS JUNE 10, 1932 AND REVISED JULY 16, 1937, EFFECTIVE AUGUST 16, 1937, AMENDED JULY 25, 1944, EFFECTIVE AUGUST 21, 1944 AND AMENDED JANUARY 29, 1960, EFFECTIVE MARCH 2, 1960.

(353-30-SR)

Authority:

Pursuant to the authority vested in the Board of Standards and Appeals by Section 666, Subdivisions 2 and 3 of the Charter of the City of New York, to effectuate the provisions of C19-84.0, C19-85.0 and C19-86.0 of the Administrative Code.

Rule 1. Application.

- 1.1 No person, firm or corporation shall spray, dip or immerse any article or thing within the City of New York with any inflammable paints, varnishes, lacquers or any other inflammable or combustible substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes except in conformance with these rules, and under a permit issued by the Fire Commissioner. Where the quantity of spraying, dipping or immersing materials used in a day does not exceed two quarts, except for spraying as performed under Rule 5.13, and the total amount of material stored does not exceed twenty gallons, these rules shall not apply.
- 1.2 APPLICATIONS. Application for the required permit to store and use the above-mentioned materials shall be made to the Fire Commissioner on forms prescribed by him and shall contain such information as he may require. When a spray, dipping, immersing, storage or mixing room is to be installed, an application shall be filed with and approved by the Borough Superintendent before a permit is issued by the Fire Commissioner.
- 1.3 RESTRICTIONS. No spraying, dipping or immersing of any article or thing within the City of New York with any inflammable paints, varnishes, lacquers or any other inflammable substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes shall be permitted in any premises or portion thereof as follows:
 - 1.3.1 Which is occupied as a class A or B multiple dwelling or a dwelling for one or two-families, except where a location is provided which is separated by fireproof construction from the residential occupancy and ventilated as provided in Rule 3.
 - 1.3.2 Which is occupied as a place of public assembly except trade schools where the buildings are of Class I or Class II construction and spraying, dipping or immersing are demonstrated for instruction purposes only.
 - 1.3.3 Which is artificially lighted by any means other than electricity.
 - 1.3.4 Which is heated by other than the use of steam or hot water circulating systems and the boiler is located outside the space where spraying, dipping or immersing is carried on.

Rule 2. Definitions.

- 2.1 The term "SPRAY or SPRAYING SPACE" "DIPPING SPACE or IMMERSING SPACE" when used in these rules shall mean that portion of the premises

used for the actual work of spraying, dipping or immersing any article or thing with any flammable paints, varnishes, lacquers or any other flammable substances, mixtures or compounds, commonly used for painting, varnishing, staining or similar purposes in any booth or room.

- 2.2 The term "CABINET BOOTH" when used in these rules shall mean a compartment with a back, top and two sides of incombustible materials over a substantial metal frame and equipped with air exhaust facilities, located within a room or any portion of any premises where spraying with any flammable paints, varnishes, lacquers or any other flammable substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes is carried on.
- 2.3 The term "CANOPY BOOTH or HOOD" when used in these rules shall mean an installation consisting of a metal canopy or hood, without any side or end panels enclosing the object sprayed and an air exhaust system under which spraying with any flammable paints, varnishes, lacquers or any other flammable substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes is carried on.
- 2.4 The term "TUNNEL BOOTH" when used in these rules shall mean a compartment consisting of two sides and top, equipped with an air exhaust system in which spraying with any flammable paints, varnishes, lacquers or any other flammable substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes is carried on.
- 2.5 The term "SPRAY ROOM" when used in these rules shall mean a fully enclosed ventilated room approved for such use in which any article or thing is sprayed by any flammable paints, varnishes, lacquers or any other flammable substance, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes is carried on.
- 2.6 The term "DIPPING ROOM" when used in these rules shall mean a fully-enclosed ventilated room approved for such use in which any article or thing is dipped, or immersed in any flammable paints, varnishes, lacquers or any other flammable substances, mixtures, or compounds commonly used for painting, varnishing, staining or similar purposes is carried on.
- 2.7 The term "FIREPROOF or FIRE-RESISTING PARTITIONS" used in these rules shall mean the standards set in the Labor Law and the Rules of the Board of Standards and Appeals for factory buildings. All openings in this type of partition shall only be equipped with self-closing fireproof assemblies.
- 2.8 The term "STORAGE ROOM" when used in these rules shall mean a fully-enclosed ventilated room used for the storage and mixing of any inflammable paints, varnishes, lacquers or any flammable substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes.

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2.9 The term "CERTIFICATE OF FITNESS" when used in these rules shall mean the written permission granted by the Fire Commissioner to an individual to supervise and to process spraying, dipping and immersing materials and equipment, in accordance with the provisions of Section C19-14.0 of the Administrative Code and these Rules.

2.10 The term "PERMIT" when used in these rules shall mean the written permission issued to a person, firm or corporation by the Fire Commissioner, to store and use materials covered by Sections C19-12.0 and C19-84.0 of the Administrative Code and these Rules.

Rule 3. Ventilation.

3.1 Spraying or dipping spaces shall be ventilated when in operation so that the movement of air shall be at least one hundred (100') linear feet per minute in the breathing zone of the operator and be of sufficient capacity to prevent the accumulation of mist or vapors. For requirements of ventilation of storage rooms see Rule 4.4.1.

3.2 Air shall be admitted to the spraying, dipping or immersing spaces in an amount equal to the capacity of the fan or fans and in such a manner as to avoid short-circuiting the path of air in the working zone of such spaces. Exhaust fans shall be kept running constantly while spraying, mixing or dipping. Exhaust fan control shall be interconnected with spray gun so as to operate simultaneously. Exhaust fans shall, in addition, be arranged to operate independently of spray gun. Ventilation Equipment shall be kept in operation for a sufficient length of time thereafter to exhaust all vapors, fumes or residues of spraying materials from the spray booth, dip space or drying room. Air admitted to the spraying, dipping, immersing, drying spaces or storage rooms shall be fresh air taken from the outside of the building.

3.3 EQUIPMENT. Motors shall be located outside of spraying, dipping or immersing spaces except as provided in Rule 4.

Rule 4. Specification for Spray Booths, Spray Rooms, Dip and Immersing Rooms, Drying Equipment and Material Storage Rooms.

4.1 Spray booths shall be constructed of metal or incombustible materials satisfactory to the administrative official having jurisdiction. Ventilation and lighting for spray booths, spray rooms, dipping rooms, drying rooms and storage rooms shall comply with the requirements of these rules.

4.1.1 Spray, dip and immersing rooms shall be enclosed on all sides with partitions constructed of incombustible materials with floors in such rooms of concrete. Where such rooms are located over wooden floors, such wooden floors shall be surfaced with 1" of grout adequately reinforced or a mixture of Portland cement, and sand similarly reinforced. Ceilings over such rooms shall be protected by $\frac{5}{8}$ " unsanded gypsum plaster or $\frac{7}{8}$ " of cement or sanded gypsum plaster on approved 3.0 lb metal lath or other equivalent fire resisting ceiling protection. Ventilation, lighting and heating for these rooms shall comply with the requirements of these rules. Where additional fire fighting equipment is necessary such equipment shall be furnished in accordance with the direction of the Fire Commissioner. Floor drains leading to the house draining system

or the public sewer shall not be permitted. Dip tanks shall be provided with hinged metal covers held open by a fusible link, such covers to be equipped with an opening to permit automatic flooding of the tank with fire extinguishing media of a type and so located as the Fire Commissioner shall direct. Where the work process, such as conveyorized operation, makes the use of a cover impractical, the dip tank and drain boards shall be protected by an adequate extinguishing system designed for manual and automatic operation satisfactory to the Fire Commissioner and such conveyor shall be interlocked with the extinguishing system so that in the event the extinguishing system is activated, the conveyor action shall be stopped.

4.1.2 Panels of polished wired glass or plate-glass at least one-quarter ($\frac{1}{4}$) of an inch thick, not exceeding seven hundred and twenty (720) square inches in area and not more than forty-eight (48") inches in any linear dimension may be used in the sides of a spray booth or room.

4.1.3 The inner sides of walls, ceilings and the floors of all spraying or dipping spaces shall have a smooth surface.

4.1.4 All openings in spray, dip or immersing rooms shall be protected by fireproof opening protective assemblies. Windows opening on a street may be used to provide ventilation but no window on a lot line or less than 20 ft. from any opening in a wall of an adjacent building shall be permitted except when the subject room is more than 20 ft., in the horizontal plane, above an adjoining building.

4.1.5 Ferrous metals used in the construction of spraying, dipping or immersing spaces shall be thoroughly painted on the inside or be galvanized.

4.1.6 All spraying, dipping or immersing spaces shall be so constructed that at least three (3) feet of clear working space shall always be maintained for each operator spraying, dipping or immersing the material being processed.

4.2 STORAGE ROOMS.

4.2.1 Storage rooms shall be constructed of fireproof or fire resisting material and shall have a window opening to the outer air but such window shall not be on a lot line, enclosed court, nor opposite within twenty feet of windows of adjacent buildings nor part of the same premises, such window openings to be fireproofed and lower half provided with open louvers or ventilated by metal duct or fan at least 8 inches in diameter. The floors of all storage rooms shall be of incombustible non-ferrous materials. The sill of the door shall be at least 6 inches above the finished floor. All doors to be tin-clad, approved, fireproof and self-closing.

The lighting equipment shall comply with rule 4.5.2.2 and shall have an electric switch located outside the room. Immediately adjacent to such room shall be provided such portable fire extinguishing equipment for use within the storage room as the Fire Commissioner shall direct.

4.3 DRYING EQUIPMENT.

4.3.1 Gas Fired Drying Ovens. Gas fired drying ovens shall be of a type as approved by the Board. Such ovens shall be constructed of metal and incombusti-

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ble materials so designed as to preclude the direct application of flame to the materials in process. Ventilation shall be provided for each oven of sufficient capacity to maintain an oven vapor concentration at all times during the drying process of less than $\frac{1}{4}$ the low explosive limit of the solvent used. All oven openings shall be maintained at a negative pressure relative to room pressure for inward flow. The controls for the safety exhaust and recirculating fans shall be properly interlocked with the gas supply line so that when the gas is flowing the fans are in operation. A time delay relay shall be installed to provide a minimum of four oven volume changes with fresh air and in the case of an indirect fired type of oven simultaneous purging of the combustion chamber before the ignition system can be energized and gas flow started. Each oven shall be equipped with gas burning equipment approved for such use and with electrical controls so arranged as to shut off the gas valve when ignition fails or the gas supply pressure drops to 2 inches of water.

The use of a continuous gas pilot light is prohibited unless an automatic gas shut off valve is provided which will shut the gas off at the pilot light when the flame is extinguished or the supply of gas cut off. Electrical pilot ignition shall be of the continuous type or equal in performance, designed for use in high temperatures, with controls so interlocked as to shut off the gas supply when current is interrupted. An auxiliary manually operated gas shut off valve shall be located not nearer than 25 feet from the oven so as to control the gas supply in the event of an emergency. Such ovens shall be adequately insulated on all sides and top to limit the maximum surface temperature to 140°F and to 160°F on the base, unless the floor is protected by a 3 inch mat of reinforced concrete placed over and bonded into the existing concrete floor and projecting not less than 6 inches outside the projected area of the equipment or unless an unenclosed clear air space not less than 4 inches above the concrete floor is maintained between the floor and the underside of the oven.

- 4.3.1.1 The burner section of gas fired drying ovens shall not be located nearer than 25 feet from spraying or dipping spaces except when separated by fire proof construction, in which case the distance between burner section and spray or dip space shall be not less than 25 feet measured in the shortest line of travel.

4.3.2 ELECTRIC INFRA-RED RAY DRYING OVENS.

- 4.3.2.1 Electric Infra Red Ray Drying Ovens shall be of a type as approved by the Board. Such ovens shall be constructed of electric equipment installed in accordance with the National Electric Code and the requirements of the Department of Water Supply, Gas and Electricity. Ovens when erected shall be placed on concrete floors without any additional protection, provided that at least 12 inches of clear space above the floor is provided to permit adequate ventilation.

- 4.3.2.1.1 In drying processed material involving the evaporation of considerable amounts of flammable solvents by infra-red lamps, such installations shall not be confined in small rooms

unless such rooms are thoroughly ventilated by a power driven ventilation system of sufficient capacity to maintain a vapor concentration at all times during the drying process of less than $\frac{1}{4}$ the low explosive limit of the solvent used; the controls of the ventilation system to be so interlocked with the Infra-Red Ray System that the latter cannot function unless the ventilating system is in operation. When equipped with duct ventilating system, the Infra-Red Ray Oven shall be adequately secured so as to prevent moving.

- 4.3.2.1.2 Where the evaporation of a considerable amount of flammable vapors are involved, ventilated hoods located as near to the floor as practicable or enclosures shall be provided at the initial stage of the process with adequate exhaust system to discharge the primary evaporation from the solvents to the outer air, so that when the processed material progresses through the lamp drying tunnels only a comparatively small amount of solvent is left for evaporation. A space between such ventilating section and the drying section shall be maintained.

- 4.3.2.1.3 Lamps and other electrical equipment shall be kept free from flammable deposits and adequate cleaning shall be maintained.

- 4.3.2.1.4 Lamp and resistance heater type drying units shall be separated from spraying and dipping processes complying with these rules by a distance of at least 15 feet or shall be installed in a separate fireproof room.

- 4.3.2.1.5 Controls shall be arranged so that the lamps in the tunnels will be shut off automatically if and when the conveyor stops.

- 4.3.2.1.6 Where there are no conveyors and the material being processed is left stationary in the dryer there shall be an excessive temperature switch to shut off the lamps or resistance heaters to avoid overheating the material being processed if it is not removed from the dryer in time.

- 4.3.2.1.7 Material to be processed on the conveyors shall be rigidly supported so as not to be liable to displacement and cause lamp breakage and short circuits. Where there are no conveyors, materials should be fixed on dollies running on tracks or other equivalent method to accomplish the same result.

- 4.3.3 The temperature of the air contacting the processed material or of the material itself shall not be higher than that to which such material can be safely subjected.

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4.3.4 Such fire fighting equipment suitable for electrical and solvent vapor fires shall be provided as the Fire Commissioner may direct.

4.4 SPECIFICATIONS FOR DUCTS, PIPES AND FANS.

4.4.1 All ducts used for ventilating spray, dip or immersing spaces shall be constructed of approved incombustible materials or metal of not less than the following gauges of metal:

Ducts twenty-four (24") inches or less in diameter No. 22 gauge.

Ducts over twenty-four (24") inches and not over thirty-six (36") inches in diameter No. 20 gauge.

Ducts exceeding thirty-six (36") inches in diameter No. 18 gauge.

4.4.2 Ducts shall be strongly constructed and be installed in a workmanlike manner. They shall be rigidly supported.

4.4.3 Ventilating ducts shall run as directly as practicable to the outer air and be protected with a hood against the weather. The exhaust terminal or hood shall also be protected with a screen of copper or bronze with a mesh not larger than one-quarter ($\frac{1}{4}$ ") inch.

4.4.4 Where a duct passes through a non-fireproof floor or roof, the duct shall be protected at such point by an outer pipe or sleeve with an air space of at least one (1") inch between the sleeve and pipe protected from the woodwork by at least a 1" blanket of asbestos, compressed rockwool or glasswool, or equivalent fire-resistive material extending through the entire depth of the ceiling construction and adequately secured to the outer pipe. The outer pipe shall be not less than two (2") inches from any woodwork and such woodwork shall be covered with at least 26 gauge metal or other incombustible material.

4.4.5 Ventilating ducts shall not terminate within ten (10) feet measured horizontally of any chimney outlet, unprotected air intakes or within twenty (20) feet of any exit or any opening in an adjoining building.

4.4.6 If induced draft is used to create an air movement, the air shall be supplied from a point outside the spray or dip or immersing space. Fans and motor must be located outside the spray, or dip space, except approved explosion-proof motor and non-ferrous blade fans which, however, are not to be located where residues of spraying material may collect on such equipment.

4.4.7 The exhaust system from any spray, dip or immersing space shall not be connected to any other ventilating system or be discharged into a chimney or flue used for the purpose of conveying gases of combustion.

4.4.8 Exhaust fan blades shall be constructed of non-ferrous metal. All exhaust and ventilating fans to be permanently connected to their source of power, using metallic conduit. Rheostats in fan bases not permitted. Fan blades not coming in direct contact, with spraying fumes, need not comply with this requirement.

4.4.9 Adequate access doors or panels have tight fitting by means of screw bolts, clamps or springs shall be provided, to permit inspection and cleaning.

4.5 ELECTRICAL EQUIPMENT AND LIGHTING FIXTURES.

4.5.1 No motors, switches, rheostats, lamps, fluorescent light or other electrical equipment shall be located in spray, dipping or immersing rooms or within ten (10') feet of the open end of any spray compartment, spray booth, immersing or dipping space unless such electrical equipment be of a type approved for use in explosive atmosphere and where a conduit leads from a hazardous location to a non-hazardous location, the conduit shall be sealed off by an approved sealing compound. Except that alternating current induction motors of the totally enclosed type, having no brushes make and break contacts, collectors or other arcing or sparking parts may be located within ten (10') feet of a spray booth, spray compartment or dipping space when approved by the administrative official having jurisdiction. No open flame shall be used within 25 ft. of spray, dip or coating space or paint storage room or cabinet except when separated by fireproof construction, except as provided in Rule 4.3.1. Gas Fired Drying Ovens and 4.3.2.1.4 Electric Infra Red Dry Ovens.

4.5.2 Lighting Fixtures.

4.5.2.1 Artificial lighting shall be only by means of electricity.

4.5.2.2 When lighting fixtures are located within 10 feet of a spray booth, spraying space, dipping space or within a storage room they shall be of the rigid stem type, enclosing all wiring and be equipped with keyless sockets having vapor proof globes. Where exposed to breakage, globes shall be adequately protected by substantial metal guards or equivalent means. Fluorescent tube type lighting fixtures when used in spray booths or in spray and dip spaces or in storage rooms or rooms containing inflammable vapors, shall be of a type approved for use in explosive atmospheres. The auxiliaries of mercury vapor lamps shall be offset at least ten (10) feet from spray booth, spray or dip spaces unless enclosed in explosion-proof protection.

4.5.2.3 All electrical equipment shall be installed and grounded as provided by the Administrative Code covering electrical equipment and permanently connected to their source of current supply, using metallic conduit.

4.5.2.4 No pin plug receptacles shall be used except when the use of receptacles and attachment plugs become necessary they shall be so connected to form a part of a unit device with explosion-proof interlocking switch precluding the removal of the plug when the switch is in the "on" position or by an approved explosion-proof enclosure which can seal the arc when the current is interrupted. Such receptacles and plugs shall be of the polarized type providing a connection for the grounding wire of the portable cords.

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4.5.2.5 All electric wiring shall be enclosed in rigid standard weight metallic conduits with explosion proof joints and fittings. Joints in metallic conduit having threaded couplings shall not have less than five (5) fully engaged threads. Where flexible connections are required a flexible fitting approved for explosive atmospheres shall be used.

4.5.2.6 The use of portable cords or trailer lights are prohibited, except when flexible cord approved for hard usage containing one (1) extra insulated conductor properly connected to form a grounding connection for metal lamp guards, motor frames and all other exposed metal portions of such portable lamps and devices may be used. When portable lamps are used they shall be enclosed in a manner approved for explosive atmospheres and with substantial guards of metal to prevent breakage. Sockets shall be of the keyless moulded composition type with no exposed metal parts.

Rule 5. Maintenance and Operation.

5.1 Every premises wherein a spraying, dipping, or immersing space is maintained and operated shall be continuously under the charge and supervision of one or more persons holding a certificate of fitness, whose duty shall be to see that the spray, dipping and immersing space comply with the rules and the terms of the permit are not violated. No other duties shall interfere with the enforcement of these rules while the work is in process. A copy of these rules shall be available near the space where these rules apply.

5.2 Smoking or the carrying of lighted cigars, cigarettes, matches, or pipes in spray, dipping or immersing space is prohibited.

5.3 No person shall be permitted within a spray space between the spray gun and the exhaust outlet while the spray gun is in use.

5.4 Spraying, dip or immersing spaces, and its surroundings shall be kept clean at all times and shall be kept clear of all materials, equipment and utensils not required in the operation of the spray. Side walls, ceilings, baffle plates, etc., shall be sprayed with soap and water solution, before cleaning, or cardboard or masking paper may be fastened before any operation and after said operation all waste material shall immediately be removed from the premises.

5.5 Floors within and surrounding spray, dip, or immersing spaces shall be kept clean and free from waste material at all times.

5.6 Spray rooms, booths, fans, ducts, and other equipment shall be cleaned frequently and maintained in clean and efficient working condition; lacquer spraying booths shall be wet down before cleaning.

5.7 Implements used for cleaning shall be made of non-ferrous material to avoid sparks.

5.8 Metal waste cans with self-closing covers shall be provided for all spraying, dipping or immersing spaces and storage rooms. The number to be installed shall be determined by the administrative official having jurisdiction.

5.9 Approved fire appliances shall be installed in all spraying, dipping or immersing spaces and in storage rooms as may be determined by the administrative official having jurisdiction.

5.10 Accumulation of inflammable waste, sweepings or deposits from spray, dip or immersing space is prohibited. All such waste shall be placed in approved waste cans and be removed from the premises at the close of work each day.

5.11 All sandpapering of lead painted surfaces shall be done with wet sandpaper.

5.12 When a motor vehicle is taken into a spray space, the batteries shall be disconnected before the process of spraying is begun.

5.13 Before spraying is performed on elevator cars all electric power operating all elevators enclosed in a common shaft, shall be turned off. While such work is in progress portable fire extinguishers shall be provided and maintained adjacent to the work as the Fire Commissioner shall direct. Such shafts shall be well ventilated of fumes before starting elevators.

5.14 Inflammable solvents used for cleaning equipment or for any other purpose shall not be discharged into the house drain.

Rule 6. Material Storage and Mixing.

6.1 Main supplies of spray coating and dipping materials and thinners shall be kept in an outside storage building, storage rooms or in vented metal cabinets in accordance with the following amounts:

6.1.1 Spraying materials not in excess of 100 gallons may be stored in single walled metal cabinets ventilated to the outer air. Such cabinet to be metal covered on all sides, including the doors and arranged for ventilation at top and bottom.

6.1.2 Spraying materials not in excess of 200 gallons may be stored in double-walled metal cabinets ventilated to the outer air or wood cabinets metal covered on all sides, including the door, and arranged for ventilation at top and bottom, to the outer air.

6.1.3 Spraying materials in excess of 200 gallons shall be stored in a separate exterior storage building of fireproof or fire-resisting material with ventilated plain glass skylight or in a storage room constructed fireproof in a fireproof building or fire-resisting in a non-fireproof building. The maximum amount of spraying materials to be stored in a storage room of a non-fireproof building shall be determined by the administrative official having jurisdiction.

6.1.4 Mixing or thinning of coating materials shall be conducted in a storage building or storage room, except that containers of total capacity not exceeding ten gallons may be opened and their contents mixed in the spray room or room in which booths are located while the air exhaust system is operating.

6.1.5 Working supplies sufficient for not more than one day's use but not exceeding twenty gallons to each booth, nor a total of one hundred gallons, may be

RULES

kept in the spray room or room in which spray booths are located; covers of containers must be kept thereon when such containers are not actually in use. This amount is in addition to the amount allowed in Rule 6.1.7.

6.1.6 Gravity feed material containers for supplying spray guns shall not exceed ten gallons in capacity and shall be supported by wire cables or metal brackets having a factor of safety of four when filled with the heaviest spraying materials used.

6.1.7 Pressure feed tanks and other equipment for use in connection with direct spraying under air pressure shall be restricted to tanks of not more than sixty gallons, individual capacity, designed, constructed and approved for this specific purpose by the Board of Standards and Appeals. Each tank shall be provided with a safety valve set at a pressure not exceeding eighty pounds. All gravity feed containers and other spraying equipment shall be approved as above.

6.1.8 The installation of all electrical wiring, switches, lighting and all other electrical equipment, and the provisions of these rules against carrying matches or smoking and prohibiting flame or spark-producing devices, shall also apply to storage or mixing rooms.

6.2 Storage of Materials where nitro cellulose products are manufactured.

6.2.1 Storage of spraying, dipping and immersing materials shall be as provided in Rule 6.1.1 through Rule 6.1.3, but in a building in which nitro cellulose products are manufactured, stored or kept the amount shall be not over twenty-five (25) gallons as per Section C19-113.0, subdivision h of the Administrative Code.

6.3 Sprinklers.

6.3.1 Sprinkler heads shall be provided in all spray, dip or immersing spaces and storage rooms and shall be installed in accordance with the Sprinkler Rules of the Board of Standards and Appeals, except in non-sprinklered buildings where sprinkler connection may be made to the house water supply, provided the size of the house water supply line is adequate for the number of sprinkler heads.

6.4 Maintenance of Sprinkler Heads.

6.4.1 Sprinkler heads in spraying, dipping and immersing spaces shall be cleaned at least once a week under the supervision of the person holding the certificate of fitness and a coating of light grease or vaseline shall be applied after each cleaning to prevent the formation of a hard deposit and render the sprinkler useless in case of fire. The use of paper bags or other materials about sprinkler heads is prohibited.

Rule 7. General Requirements.

Notice—Attention is called to the provisions of the Administrative Code as to violations reading as follows:

Section C19-152.0 of the Administrative Code, "Any person who shall willfully violate or neglect or refuse to comply with any of the provisions of this chapter in addition to any other penalties prescribed by law or ordinance shall, upon conviction, be punished by a fine of not more than \$500 or by imprisonment not exceeding 6 months, or by both such fine and imprisonment."

NOTE:—The principal cause of fires in spray-booth installations are: broken electric lamps and other electrical defects; cleaning the interior booths, fans and motors with highly flammable solvents;

accumulation of deposits in the tubes and vent pipes from neglect in cleaning them frequently; unnecessary accumulation of waste and refuse, smoking and a general lack of cleanliness.

- (a) "No Smoking" signs, with letters at least 2 inches in height, shall be posted at entrances to and in all spray rooms and paint storage rooms or building.
- (b) No combustible materials shall be stored or maintained within 15 feet of any spray booth.
- (c) All stocks shall be arranged so as not to interfere with the operation of automatic sprinkler heads.
- (d) Adequate mechanical or natural ventilation shall be provided.
- (e) No open flames or devices creating open flames or arcs shall be maintained within 25 feet of the spray or dipping process.
- (f) The premises where painting, dipping or immersing is performed shall be kept clear of empty paint cans, rubbish, paint accumulations and other combustible material.

Rule 8. Existing Spray Booths and Installations.

8.1 These rules shall be retroactive in the following respects:

Rule 1.3.4 Heating of Rooms.

Rule 3.1 Air Exhaust System.

Rule 3.2 Air Supply and Mixing.

Rule 4.0 Specifications for Spray Booths, Spray Rooms, Dip and Immersing Rooms, New Drying Equipment, and Material Storage Rooms.

4.1.3 Surfacing of Booths.

4.1.5 Surfacing of metal in Booths.

4.3.2 Maintenance of Ducts.

4.4.6 Method of Induced Draft.

4.5.1 Electrical Equipment.

4.5.2 Electrical Lighting.

Rule 5.1 Certificate of Fitness.

5.2 Smoking, Matches, etc.

5.6 Maintenance of Equipment.

5.7 Cleaning Implements.

5.9 Fire Appliances.

5.10 Accumulation and disposal of waste materials.

5.12 Motor vehicles in booths or rooms.

5.13 Spraying Elevator Cabs.

Rule 6. Material, Storage and Mixing.

Rule 7. General Requirements.

Rule 8.1 Rules 6.1, 6.2, 6.3 and 6.4 may not be applied in fireproof buildings equipped with an approved existing automatic sprinkler system where the general conditions of cleanliness are properly maintained at all times.

Rule 9. Permits and Plans.

Before a permit is issued by the Fire Commissioner, plans shall be filed with the Borough Superintendent, stating name, address, floor and space where the painting, dipping or spraying processes or storage room are to be installed. Such plan shall include a complete layout of the proposed installation and shall clearly indicate the location of all exterior wall openings, in premises and adjacent buildings, exits, chimneys, vent openings and proposed processes.

Plans shall be filed with the Borough Superintendent for storage and mixing rooms. Such plans shall show the complete floor plan of the proposed equipment and the location of the proposed equipment with respect to the storage and mixing rooms, exterior wall openings, in premises and adjacent buildings, exits and all chimneys within 20 feet of storage rooms and vent openings.

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MINUTES

(Continued from Page 441)

376-42-BZ—Vol. II

APPLICANT—Edward Handelman for The Heights Company, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired February 26, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7i of the Zoning Resolution, permitting partly in a business use and partly in a residence use district, the conversion of occupancy of part of an existing building; said building is used in part as a garage for more than five (5) motor vehicles. PREMISES AFFECTED—8-16 Clinton Street, west side, 34 feet 5 inches south of Fulton Street, Block 238, Lot 52, Borough of Brooklyn.

APPEARANCES—

For Applicant: Edward Handelman.

ACTION OF BOARD—Application reopened and set for hearing on May 1, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

677-54-BZ—Vol. II

APPLICANT—Schaefer and Atkin for Morris Glasgall, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired February 19, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change of occupancy from garage and dead storage, to garage, storage of roofing materials and sheet metal shop. PREMISES AFFECTED—413-415 West 150th Street, north side, 93 feet 2 inches east of Convent Avenue, Block 2065, Lot 22, Borough of Manhattan.

APPEARANCES—

For Applicant: Victor E. Block.

ACTION OF BOARD—Application reopened and set for hearing on May 1, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

220-32-BZ—Vol. II

APPLICANT—Larry Meltzer for Modern Truck Renting LI, Inc., owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—decision of the Borough Superintendent; previously denied, under Section 21 of the Zoning Resolution, to permit in a business district, the erection and maintenance of a gasoline service station. PREMISES AFFECTED—124-26 to 124-44 Metropolitan Avenue (124-40 Metropolitan Avenue, official) and 84-02 to 84-08 125th Street, southwest corner, Block 9240, Lots 12 and 15, Kew Gardens, Borough of Queens.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Request to reopen withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

1649-61-SA

APPLICANT—Maestrelli Importing Corporation, agent; Maestrelli Costruzioni Elettromeccaniche, owner.

SUBJECT—Maestrelli Drycleaning Machine, Synthetic, Closed Unit method, Models 30 and 50, approval of.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to April 10, 1962, at 2 P.M.; applicant to be notified.

Adjourned 3:55 P.M.

James P. Mulroy, Secretary.

352.05
NEW

BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

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ORDER TO SHOW CAUSE SERVED ON THE BOARD OF STANDARDS AND APPEALS.

On April 5, 1962, Order to Show Cause was served on the Board by Benza & Reiss, attorneys for petitioners, Raymond Ruiz, Angel Ruiz, and Miguel Ruiz, owners, seeking a review of the Board's determination on March 6, 1962, dismissing their application for lack of jurisdiction by the Board under Sections 7e and 7A of the Zoning Resolution, to permit in a local retail use district, the erection and maintenance of a gasoline service station, lubritourium, minor vehicle repairs, car wash and accessory storage with show windows within 75 feet of a residence use district; Calendar Number 1512-61-BZ; Premise 905-909 Castle Hill Avenue, 2169-2175 Story Avenue, northwest corner, Block 3687, Lot 43, The Bronx.

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Minutes of Regular Meeting, Tuesday Afternoon, April 3, 1962, Affecting Calendar Numbers 158-49-SM, 72-59-SM, 912-60-SM, 208-61-SA, 466-61-SM, 629-61-SM, 1029-61-SM, 1182-61-SM, 1246-61-SA, 1253-61-SM, 1782-61-SM, 898-47-SM, 526-61-SA, 1564-61-SA, 512-61-A, 1469-61-A, 1706-61-A, 1707-61-A, 1807-61-A, 1808-61-A, 1809-61-A, 262-36-A—Vol. I, 291-61-A, 401-61-A, 1126-61-A, 49-57-A—Vol. II, 569-58-A—Vol. III, 188-61-A, 194-61-A, 269-61-A, 1552-61-A, 1711-61-A, 93-62-A, 1266-25-BZ—Vol. III, 472-37-BZ—Vol. IV, 273-39-BZ—Vol. II, 634-56-BZ, 730-57-BZ, 143-58-BZ, 414-59-BZ, 750-59-BZ, 920-60-BZ, 1081-41-BZ and 1012-48-BZ—Vol. II.

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Notice—Warning.

CALENDAR

NOTICE TO APPELLANTS AND APPLICANTS

No appeal or application will be entertained in connection with which court proceedings are pending or in progress, unless exception is granted by the chairman, nor accepted which is not filed within thirty days from the date of the action of the Administrative Official.

Any communication purporting to be an appeal or application shall be regarded as a mere notice of intention to seek relief until it is filed on the form required by the rules of this board.

Upon receipt of any such communication the writer will be supplied with the official forms for presenting his appeal or application.

At the time of filing an appeal or application, the appellant or applicant shall forward a signed notice of appeal addressed to the Administrative Official either Borough Superintendent of Buildings or Fire Commissioner and file with this board a duplicate of said notice.

Appellants and applicants are advised that their plans must indicate the points of the compass so as to establish the true location and position of the property, the subject of the appeal or application.

Appeals and applications will be simplified and their disposition expedited by conforming to these directions.

MAX H. FOLEY. *Chairman.*

DOCKET

New cases Filed Up to April 3, 1962

Cal. No. Dept. Premises Affected

273-62-A—B.R.—28 Keating Place, east side, 260 feet north of Rockland Avenue, Block 2005, Lot 186 (tentative), Borough of Richmond. N.B. 113-62, re—street giving access to New Springville, this building, not on official map.

274-62-A—F.D.—52-30 34th Street, northwest corner, Block 301, Lot 1, Long Island City, Borough of Queens, F.D. Order No. 3171-1, re—discontinue use of gas-fired drying ovens, not of approved type.

275-62-SM—Polycast Flame Resisting Acrylic (FRA-7), Sheet, manufactured by Polycast Corporation, Material.

276-62-SM—Fixrammer Stud Driver, various models (power actuated stud driving tools), manufactured by Sileps, Inc., Material.

277-62-A—B.M.—Entire Block bounded by Park Avenue, Vanderbilt Avenue, East 42nd and East 45th Street, 200 Park Avenue, 31-59 Vanderbilt Avenue and 50-98 East 45th Street, Block 1280, Lot—Part of 1, Borough of Manhattan, Misc. 186-62, re—proposed oil storage tanks located above lowest story premises.

278-62-SM—Alcoa/Hico Beams, various models (the support of forms on which concrete floors are poured), manufactured by Hico Corporation of America, Material.

279-62-A—B.R.—80 Summit Avenue, west side, 804.9 feet north of Richmond Road, Block 951, Lot 31, New Dorp., Borough of Richmond, N.B. 1017-61, re—street giving access to building not on official map.

280-62-A—B.R.—26 Roswell Avenue, south side, 228.65 feet

east of Victory Blvd., Block 2637, Lot 69, Travis, Borough of Richmond, N.B. 397-61, re—street giving access to building not on official map.

281-62-A—B.R.—45 Cuba Avenue, west side, 325.36 feet south of New Dorp Lane, Block 4033, Lot 18, New Dorp Beach, Borough of Richmond, N.B. 1524-61, re—street giving access to building not on official map.

282-62-A—B.R.—55 Waterside Street, north side, 90 feet west of Cedar Grove Avenue, Block 4079, Lot 9, New Dorp Beach, Borough of Richmond, N.B. 1339-61, re—street giving access to building not on official map.

283-62-SM—Movawall partition framing systems, aluminum and steel (extruded or cold-rolled), manufactured by Henges Company, Inc., Material.

284-62-SA—Trump Feeder, various models (to dispense a controlled quantity of Trump liquid detergent into wash tank of a dish machine), manufactured by Economics Laboratory, Inc., Appliance.

Restored to Docket

49-57-A—Vol. II—B.Q.—29-10 20th Avenue, southeast corner of 29th Street, Block 848, Lots 32, 35 and 38, Long Island City, Borough of Queens, Alt. 2383-61, re—installation and use of Kumpf Lacquering, Drying and High Gloss Calendering Plant.

569-58-A—Vol. III—B.M.—16 East 18th Street, south side, 175 feet 5 inches west of Broadway, Block 846, Lot 65, Borough of Manhattan, Alt. 1159-58, re—front fire escape.

1081-41-BZ—B.Q.—102-43 to 102-55 Queens Boulevard, northeast corner of 68th Road, Block 2137, Lot 1, Forest Hills, Borough of Queens, Alt. 2229-52, reopened for consideration as to extension of term of variance, re—bowling alley in cellar.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

RULES

Last Publication

Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier, Rules ..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of ..	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture, Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime) ..	Aug. 3, 1937—Vol. 22, No. 31
Coin-Operated Dry Cleaning Establishments, Rules Covering ..	Mar. 29, 1962—Vol. 47, No. 13
Dry Cleaning Establishments, Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24

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	Last Publication
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior).....	April 15, 1958.
Fire Drill Rules	Dec. 28, 1961—Vol. 46, No. 52
Fire Resistive, Flameproof Materials, etc., Rules for Testing of Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	Feb. 1, 1962—Vol. 47, No. 5
Fireproof Wood, Testing of.....	June 30, 1960—Vol. 45, No. 26
Gas Shut-Off Rules	Apr. 13, 1937—Vol. 22, No. 15
Hatchway Protection	Apr. 7, 1925—Vol. 10, No. 14
Insulating Fibre Board Rules	June 5, 1928—Vol. 13, No. 23
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Mar. 25, 1952—Vol. 37, No. 13A
Oil Burner Rules	Feb. 11, 1947—Vol. 32, No. 6
Opening Protective Assemblies, Rules for Inspection of	June 25, 1959—Vol. 44, No. 25
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	May 27, 1954.
Plumbing Rules	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply)	Aug. 3, 1937—Vol. 22, No. 31
Procedure, Rules of	Nov. 13, 1956.
Smoking in Factories, Rules for..	Oct. 8, 1959—Vol. 44, No. 40
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	Feb. 22, 1962—Vol. 47, No. 8
Sprinkler, Rules	Apr. 5, 1962—Vol. 47, No. 14
Standpipe Fireline Rules	June 29, 1937—Vol. 22, No. 26
Structural Alterations, Reporting.	June 8, 1937—Vol. 22, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code)...	June 7, 1932—Vol. 17, No. 23
Zoning Resolution, Rule to Supplement Section 19-A—July 11, 1958.	Sept. 3, 1946—Vol. 31, No. 36

APRIL 17, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, April 17, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1587-61-BZ

APPLICANT—Burke and Groh for Winfield Associates Incorporated, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and residence use C area district, the erection of a one story extension to an existing contractors' equipment and storage building located in the residence use portion of the premises, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—70-02 51st Road, southeast corner of 72nd Place, Block 2465, Lots 1, 2, 3, 4 and 5, Elmhurst, Borough of Queens.

1611-61-BZ

APPLICANT—A. H. Salkowitz for Irving Warfield Etals doing business as Flatlands Shoppers Mart Company, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, in conjunction with the erection of a one story and cellar building for use as market and retail stores, the extension of the accessory parking area into the residence portion of the premises.

PREMISES AFFECTED—913 to 947 East 108th Street, north side, 89.51 feet east of Flatlands Avenue, Block 8235, Lot 342, Borough of Brooklyn.

1654-61-BZ

APPLICANT—Patrick D. Concagh for American Oil Company and Max Davidson, owners.

SUBJECT—Application October 27, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension in area and reconstruction of an existing gasoline service station to have lubritorium, auto laundry (non-automatic) accessory sales and office, motor repair shop with hand tools only and the parking and storage of motor vehicles.

PREMISES AFFECTED—1514 Bronxdale Avenue, northeast corner of Poplar Street, Block 4062, Lots 27 and 28, Borough of The Bronx.

1659-61-BZ

APPLICANT—Max Siegel Associates for 180 Tenants Corporation, owner; Gracie Mansion Garage, Incorporated, lessee.

SUBJECT—Application November 6, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60(3) Multiple Dwelling Law, to permit in a residence use district, for a term of twenty-one (21) years, the addition of transient parking for the surplus tenants spaces within the existing multiple dwelling accessory garage.

PREMISES AFFECTED—180-194 East End Avenue, west side from East 88th Street to East 89th Street, 535-541 East 88th Street, 540-546 East 89th Street, Block 1585, Lot 23, Borough of Manhattan.

1660-61-A

APPLICANT—Max Siegel Associates for 180 Tenants Corporation, owner; Gracie Mansion Garage, Incorporated, lessee.

SUBJECT—Application November 6, 1961—Filed pursuant to Section 60 subd 1(b) of the Multiple Dwelling Law re—transient parking in accessory garage.

PREMISES AFFECTED—180-194 East End Avenue, west side from East 88th Street to East 89th Street, 535-541 East 88th Street, 540-546 East 89th Street, Block 1585, Lot 23, Borough of Manhattan.

1714-61-BZ

APPLICANT—Larry Meltzer for Estate of Victor Holsky, owner; Victor Auto Sales Corporation, lessee.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Sections 7i, 7A and 21 of the Zoning Resolution, to permit in a business use, C area district, the erection of a one story extension to an existing auto showroom to be used as an accessory motor vehicle repair shop with hand tools only, the proposed extension exceeds the permitted area coverage and has business entrances within 75 feet of a residence use district.

PREMISES AFFECTED—4621-4623 4th Avenue, 401-411 47th Street, northeast corner, Block 756, Lot 1, Borough of Brooklyn.

1717-61-BZ

APPLICANT—Leonard F. Rothkrug for Birter Realty Incorporated, owner.

SUBJECT—Application November 17, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail use C area district, the extension of the existing building to occupy the entire lot, thereby exceeding the permitted area and encroaching on the required rear yard.

PREMISES AFFECTED—457-459 86th Street, north side, 187 feet 2½ inches west of 5th Avenue, Block 6035, Lot 56, Borough of Brooklyn.

1725-61-BZ

APPLICANT—Joseph Schechter for Herman and Alice Tabak, owners.

SUBJECT—Application November 15, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a one story extension to an existing one family dwelling that encroaches on the required side yards.

PREMISES AFFECTED—1469 East 26th Street, east side, 270 feet north of Avenue O, Block 7680, Lot 19, Borough of Brooklyn.

1744-61-BZ

APPLICANT—Ingram S. Carner for Mario Di Filippo, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail and residence

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use district, the erection of a one story extension to a motor vehicle repair shop, auto showroom, sales and display of new and used cars and storage garage for more than five cars.

PREMISES AFFECTED—128-10 Merrick Boulevard, northwest corner of 129th Avenue, Block 12528, Lot 109, Springfield, Borough of Queens.

1745-61-BZ

APPLICANT—Ingram S. Carner for Mike and Joe's Auto Service, owners.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station with office, lubritorium, car washing (non-automatic) minor auto repairs and the parking of cars awaiting service with a sign standard and curb cuts.

PREMISES AFFECTED—96-06 to 96-12 (96-10 official) Corona Avenue, south side, 53.27 feet east of Junction Boulevard, Block 1878, Lot 4, Corona, Borough of Queens.

52-62-BZ

APPLICANT—Anthony J. De Pace for St. John's Hospital, owner.

SUBJECT—Application January 12, 1962—decision of the Borough Superintendent, under Section 73-641 of the Zoning Resolution, to permit in a C1-2 within a R-6 district, the erection of a six story and cellar extension to an existing hospital that does not provide the required open spaces and the front wall exceeds the permitted height.

PREMISES AFFECTED—90-02 Queens Boulevard, south side, 158.55 feet east of 57th Avenue, Block 2857, Lots 31, 35 and 36, Elmhurst, Borough of Queens.

1743-61-BZ

APPLICANT—Charles M. Spindler for 39-46 Crescent Street Bldg., Corporation, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7c and 7e of the Zoning Resolution, to permit in a business and residence use district, the extension to an existing building for sale of auto accessories, brake adjustment, front end alignment, ignition repairs, muffler installation and mounting of tires.

PREMISES AFFECTED—72-16 to 72-18 (72-16 official) Roosevelt Avenue, south side, 116 feet (121 survey) west of 73rd Street, Block 1304, Lot 40, Jackson Heights, Borough of Queens.

172-16-BZ—Vol. II

APPLICANT—Herman Kron for Banner Oil Company, Inc., owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of time to complete, expired November 22, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c and 7h of the Zoning Resolution, permitting in a business and residence use district, the reconstruction of an existing gasoline service station, minor auto repairs with hand tools only, auto laundry, garage for more than 5 cars and the parking and storage of more than five motor vehicles to be used in conjunction with the existing garage.

PREMISES AFFECTED—31-37 Church Avenue, north side, 100 feet east of Chester Avenue, Block 5313, Lots 34 and 38, Borough of Brooklyn.

434-41-BZ

APPLICANT—Maurice G. Usland for Jakob Westemburger, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired February 5, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a residence use district the extension in area of an existing business building (tool shop).

PREMISES AFFECTED—18 Holten Avenue, southwest

side, 60 feet north of Herbert Street, Block 6681, Lot 34, Princess Bay, Borough of Richmond.

689-51-BZ

APPLICANT—Michaels and Michaels and Wigdor for Mayfair Management Corp., owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired January 8, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—15-25 West 72nd Street, north side, 200 feet west of Central Park West and 10-18 West 73rd Street, Block 1125, Lot 24, Borough of Manhattan.

1048-22-BZ

APPLICANT—Arab and Meyerson for Kingleff Holding Corporation, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired February 26, 1962 and amendment of the Resolution—decision of the Borough Superintendent, previously granted on condition, under Section 21 of the Zoning Resolution, permitting in a business use district, the maintenance of a gasoline service station used in conjunction with a garage for more than five motor vehicles.

PREMISES AFFECTED—472-494 Kingston Avenue and 585-603 East New York Avenue, northwest corner and 546-554 Lefferts Avenue, Block 1332, Lots 38 and 39, Borough of Brooklyn.

707-41-BZ

APPLICANT—Joseph Kramer, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired February 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—34-21 Sprayview Avenue, southeast corner of Beach 35th Street, Block 306, Lot 1, Edgemere, Borough of Queens.

912-55-BZ

APPLICANT—Henry Nordheim for Anthony Turrisi, owner.

SUBJECT—Application reopened for consideration as to extension of term variance, expired January 29, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, a motor vehicles repair shop.

PREMISES AFFECTED—2294 Arthur Avenue and 590 East 183rd Street, southeast corner, Block 3071, Lot 17, Borough of The Bronx.

100-48-BZ—Vol. II

APPLICANT—Henry Nordheim for John H. Bush, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, the motor vehicles repair shop.

PREMISES AFFECTED—1933-1959 Webster Avenue, 1876-1892 Valentine Avenue and 350-360 East 178th Street, south side, from Valentine to Webster Avenue, Block 2815, Lot 1, Borough of The Bronx.

404-52-BZ

APPLICANT—Burke and Groh for Harold Foley, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired December 9, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting the parking of motor

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vehicles awaiting service, in conjunction with the existing gasoline service station.

PREMISES AFFECTED—86-10 Whitney Avenue, southwest corner of 88th Street, Block 1579, Lot 20, Elmhurst, Borough of Queens.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

188-59-BZ—Vol. III

APPLICANT—Max Siegel Associates for Fred Gladstone, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7e, 7f and 7i of the Zoning Resolution, to permit in a business use district, the extension in area and rearrangement of a gasoline service station previously granted by the Board with accessory uses including minor motor vehicle repairs and parking and storage of cars awaiting service for a temporary term of fifteen (15) years.

PREMISES AFFECTED—1-9 Cooper Square and 55 East 4th Street, northeast corner, Block 460, Lots 1, 4 and 6, Borough of Manhattan.

Hearing closed—Laid over from February 6, 1962 without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; objector to advise Board as to development planned by Re-development Board; then set for April 17, 1962.

1442-61-BZ

APPLICANT—Lama, Proskauer and Prober for Kinney Motors, Incorporated, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7i of the Zoning Resolution, to permit in a business use district on a plot presently occupied for the sale and display of new and used cars, the erection of a one story building for the servicing and repair of the owners cars with lubritorium, storage room and office.

PREMISES AFFECTED—2204-2216 Coney Island Avenue, 923-937 Avenue S, northwest corner, Block 6685, Lots 49 and 53, Borough of Brooklyn.

Hearing closed—Laid over from January 23, 1961, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit revised drawings; then set for April 17, 1962 for decision.

311-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district the erection of a one story and cellar building with stores and supermarket on first floor and storage in cellar, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-19 to 198-27 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

Hearing closed—Laid over from June 20, 1961 to September 26, 1961, for continued hearing; applicant to attempt to find conforming use; then to November 14, 1961, for continued hearing at request of applicant; applicant to endeavor to find a conforming use; then to December 5, 1961, for hearing at the request of the objectors; applicant to submit revised drawings; then to December 12, 1961 for decision; then to February 14, 1962, to await future development of area and decision; then to April 17, 1962 for definite evidence as to whether a financial institution is willing to finance homes on the property.

310-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a two story and cellar building with storage in the cellar, stores on the first floor and offices on the second floor, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-03 to 198-09 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

Hearing closed—Laid over from June 20, 1961 to September 26, 1961 for continued hearing; applicant to attempt to find conforming use; then to November 14, 1961, for continued hearing at request of applicant; applicant to endeavor to find a conforming use; then to December 5, 1961, for hearing at the request of the objectors; applicant to submit revised drawings; then to December 12, 1961, for decision; then to February 14, 1962, to await future development of area and decision; then to April 17, 1962, for definite evidence as to whether a financial institution is willing to finance homes on the property.

1536-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7e, 9A and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a hotel with public restaurant, catering, meeting room and ballroom, the proposed building exceeds the permitted height within two miles of a designated airport and the building and pool encroaches on the required setback from a mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 to 13276, Lots 7 and 1, Rosedale, Borough of Queens.

Hearing closed—Laid over from March 13, 1962 to March 27, 1962, for hearing; then to April 17, 1961, for inspection and decision; applicant to submit additional information.

1537-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—Filed pursuant to Section 35 Art. 3, of the General City Law re—build in bed of mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

1593-61-BZ

APPLICANT—Paul Friedman for Armil Realty Corporation and Caroline D. Callahan, owners; Ricke Knitting Mills, lessee.

SUBJECT—Application October 20, 1961—decision of the Borough Superintendent, under Sections 7c, 7A and 21 of the Zoning Resolution, to permit in a retail and residence use, D area district, the erection of a one story and cellar extension to an existing one story factory with business exits and entrances within 75 feet of a residence use district and accessory parking extending into the residence portion of the plot, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—60-41 Flushing Avenue, northeast corner of 58th Drive, Block 2698, Lot 58 (58, 42 and part of 41 official) Tentative, Maspeth, Borough of Queens.

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Hearing closed—Laid over from March 13, 1962, to March 27, 1962, for inspection and decision; then to April 17, 1962, for applicant to submit revised plans.

1610-61-BZ

APPLICANT—Roc and Kramer for Samuel N. Tonkin and Jack J. Holland, doing business as 145 East 84th Company, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Section 19B (e) of the Zoning Resolution, to permit in a retail use B area district, the erection of a Multiple Dwelling, 15 stories and penthouse without the required accessory garage.

PREMISES AFFECTED—147-151 East 84th Street, 1241-1249 Lexington Avenue, northeast corner, Block 1513, Lots 20, 22 and 24, Borough of Manhattan.

Hearing closed—Laid over from April 3, 1962, to April 17, 1962, for inspection and decision.

1617-61-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr., for John M. Charles, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Sections 7e, 19A (j) and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a one story and cellar building for use as retail stores with patron parking in the open area, the proposed building encroaches on the required setback from a mapped street, exceeds the permitted area coverage and does not provide the required loading berth.

PREMISES AFFECTED—766-784 Castle Hill Avenue, east side, from Lafayette Avenue to Virgil Place, 2202-2206 Lafayette Avenue, 2203-2207 Virgil Place, Block 3615, Lot 28, Borough of The Bronx.

Hearing closed—Laid over from April 3, 1962 to April 17, 1962 for inspection and decision.

1628-61-BZ

APPLICANT—Simon B. Selnik for Salregmar Realty, owner.

SUBJECT—Application October 30, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use district, in an existing five story building occupied on the first floor as bank with storage and locker rooms with the upper floors vacant, the change in occupancy to bank, storage with offices on the upper four stories.

PREMISES AFFECTED—1037 1st Avenue, 360 East 57th Street, southwest corner, Block 1349, Lot 30, Borough of Manhattan.

Hearing closed—Laid over from April 3, 1962 to April 17, 1962, for inspection and decision.

1632-61-BZ

APPLICANT—Jerome W. Perlstein for 1814 Putnam Avenue Corporation, owner.

SUBJECT—Application October 31, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use district, the change in use of an existing one story building from public garage for more than five (5) cars to a furniture warehouse extending into the residence use district.

PREMISES AFFECTED—1814-1816 Putnam Avenue, south side, 90.07 feet east of Seneca Avenue, Block 3463, Lot 15, Ridgewood, Borough of Queens.

Hearing closed—Laid over from April 3, 1962 to April 17, 1962, for inspection and decision.

1633-61-A

APPLICANT—Jerome W. Perlstein for 1814 Putnam Avenue Corporation, owner.

SUBJECT—Application October 31, 1961—Appeal from a decision of the Borough Superintendent, re—frame portion of existing building at rear.

PREMISES AFFECTED—1814-1816 Putnam Avenue, south side, 90.07 feet east of Seneca Avenue, Block 3463, Lot 15, Ridgewood, Borough of Queens.

1675-61-BZ

APPLICANT—Paul Friedman for First National City Trust Company, as trustee; 100 West 57th Street Corporation, long term lessee; 56th Street-Urban Garage Incorporated, sub-lessee.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution and Sec. 60 (3) of the Multiple Dwelling Law, to permit in a business, retail and restricted retail use district in a 20 story and penthouse multiple dwelling now under construction, the use of transient parking spaces in the required accessory garage for a temporary term of twenty one years.

PREMISES AFFECTED—1381-1399 Avenue of the Americas, west side, from 56th Street West to 57th Street West 101-107 West 56th Street, 100 West 57th Street, Block 1009, Lot 29 (former lots 27-34 inclusive 129, 131 and 136), Borough of Manhattan.

Hearing closed—Laid over from April 3, 1962 to April 17, 1962, for inspection and decision.

1676-61-A

APPLICANT—Paul Friedman for First National City Trust Company, as trustee; 100 West 57th Street Corporation, Long term lessee; 56th Street-Urban Garage Incorporated, sub-lessee.

SUBJECT—Application November 10, 1961—Filed pursuant to Section 60, Subd. 1, b of the Multiple Dwelling Law re—use of excess accessory garage spaces.

PREMISES AFFECTED—1381-1399 Avenue of the Americas, west side, from 56th Street West to 57th Street West 101-107 West 56th Street, 100 West 57th Street, Block 1009, Lot 29 (former lots 27-34 inclusive 129, 131 and 136), Borough of Manhattan.

73-62-BZ

APPLICANT—New York Telephone Company, owner.

SUBJECT—Application January 17, 1962—decision of the Borough Superintendent, under Sections 54-312 and 73-65 of the Zoning Resolution, to permit in a C8-2 district, a three story addition to an existing non-complying telephone exchange building that exceeds the floor area ratio, has less than the required setbacks, the street wall will exceed the permitted height and the building encroaches on the rear yard.

PREMISES AFFECTED—107-20 Queens Boulevard, 107-15 70th Road, southwest corner, Block 3238, Lot 14, Forest Hills, Borough of Queens.

Hearing closed—Laid over from April 3, 1962 to April 17, 1962, for inspection and decision; applicant to submit statement in regard to findings.

131-62-BZ

APPLICANT—New York Telephone Company, owner.

SUBJECT—Application January 30, 1962—decision of the Borough Superintendent, under Sections 73-11(g) and 73-65 of the Zoning Resolution, to permit in a R-6 district, the increase in area and a third story addition to an existing telephone exchange building, the enlargement will encroach on the required rear yard.

PREMISES AFFECTED—3001 Kingsbridge Avenue, northwest corner of 230th Street, Block 3403, Lot 1, Borough of The Bronx.

Hearing closed—Laid over from April 3, 1962 to April 17, 1962, for inspection and decision; applicant to submit statement in regard to findings.

1596-61-BZ

APPLICANT—George Rusciano for Crest Towers and Salvator Realty Corporation, owners.

SUBJECT—Application October 20, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of

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the Zoning Resolution, to permit in a local retail use D area district, the erection of a one story and basement building for use as bowling alleys with cocktail lounge and snack bar, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—3955 Baychester Avenue, 1950 Strang Avenue, southwest corner, Block 4954, Lots 18, 38 and 42, Borough of The Bronx.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision if; the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision; then to April 17, 1962, for further consideration.

659-61-BZ

APPLICANT—Albert Melniker for Frank Esposito, owner.
SUBJECT—Application May 11, 1961—decision of the Borough Superintendent, under Section 7e and 21 of the Zoning Resolution to permit in a residence use 'G-1' area district, the erection of a one story building for use as a retail store with accessory garage, the proposed building encroaches on the required side yard and rear yard.

PREMISES AFFECTED—1856 South Railroad Avenue, 110 Guyon Avenue, southwest corner, Block 4658, Lot 1, Oakwood, Borough of Richmond.

Hearing closed—Laid over from July 11, 1961 to July 25, 1961, for inspection and decision; laid over from July 25, 1961 to date to be set for decision; to await development of grade crossing elimination work; then set for March 13, 1962; then to April 3, 1962, for applicant to submit new drawings; then to April 17, 1962, for inspection and decision at request of applicant; applicant to submit additional drawings and information.

MAX H. FOLEY, *Chairman*.

APRIL 17, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, April 17, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

152-62-SR

APPLICANT—National Automatic Laundry and Cleaning Council.

SUBJECT—Proposed amendment to the Rules of the Board adopted under Calendar Number 156-62-SR; amendment to the existing rule 7.9.

1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law—re height and bulk.

PREMISES AFFECTED—117 East 71st Street, north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

269-61-A

APPLICANT—Lama, Proskauer and Prober for Mercerway Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block 474, Lot 29, Borough of Manhattan.

1552-61-A

APPLICANT—Crinnion and Crinnion for Ogden Associates, owner.

SUBJECT—Application October 10, 1961—Appeal from decision of the Borough Superintendent, re—marquee.

PREMISES AFFECTED—1431 Ogden Avenue, west side, 300 feet south of University Avenue, Block 2536, Lot 29, Borough of The Bronx.

93-62-A

APPLICANT—Irving P. Marks for Bankers Trust Com-

pany as trustee International Harvester Company, owner; Sears Roebuck and Company, lessee.

SUBJECT—Application January 17, 1962—Appeal from a decision of the Borough Superintendent re—escalators.

PREMISES AFFECTED—2360-2420 Bedford Avenue, 2201-2227 Beverly Road, northwest corner and 149-172 East 22nd Street, Block 5133, Lot 14, Borough of Brooklyn.

86-61-A

APPLICANT—St. James Apartments, Incorporated, owner.

SUBJECT—Application January 30, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 34 subdivision 6 and Section 216 subdivision 3, of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—2456-2460 Seventh Avenue, northwest corner of West 143rd Street, Block 2029, Lot 29, Borough of Manhattan.

261-61-A

APPLICANT—S. Walter Katz for Squaretop Realty Corporation, owner, Clifton Chemical Company, lessee.

SUBJECT—Application March 6, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—246 Front Street, west side, 131 feet 8 inches south of Dover Street, and 267 Water Street, Block 107, Lots 45 and 34, Borough of Manhattan.

265-61-A

APPLICANT—Eli Cheson, owner.

SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—49 Crosby Street, east side, 187 feet 3 inches north of Broome Street, Block 482, Lot 5, Borough of Manhattan.

1123-61-A

APPLICANT—Julius S. Rapson for Westmount Builders Incorporated, owner.

SUBJECT—Application July 13, 1961—Appeal from a decision of the Borough Superintendent, re—Class 4 construction, basement.

PREMISES AFFECTED—141-43 184th Street, east side, 374.55 feet north of 143rd Avenue, Block 13055, Lot 23, Springfield Gardens, Borough of Queens.

1124-61-A

APPLICANT—Julius S. Rapson for Westmount Builders Incorporated, owner.

SUBJECT—Application July 13, 1961—Appeal from a decision of the Borough Superintendent, re—Class 4 construction, basement.

PREMISES AFFECTED—141-39 184th Street, east side, 380 feet south of 141st Avenue, Block 13055, Lot 25, Springfield Gardens, Borough of Queens.

1432-61-A

APPLICANT—John E. Paggioli, for Michael Chaputo, Jr., owner.

SUBJECT—Application September 15, 1961—Filed pursuant to Section 36 of the General City Law—re building not facing legal street.

PREMISES AFFECTED—571 Arden Avenue, northeast corner of Sheldon Avenue, Block 5706, Lot 10, Annadale, Borough of Richmond.

1434-61-A

APPLICANT—John E. Paggioli for Joseph and Ida Soldivera, owners.

SUBJECT—Application September 15, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—239 St. John's Avenue, north side, 279.97 feet west of St. James Place, Block 2983, Lot 60, Fort Wadsworth, Borough of Richmond.

MAX H. FOLEY, *Chairman*.

CALENDAR

MAY 1, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, May 1, 1962, at 10, o'clock at 80 Lafayette Street, 9th floor, New York 13, N.Y., on the following matters:

617-47-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Philip, Charles and Avis Manker, owners.

SUBJECT—Application reopened January 30, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, on a plot presently developed with two gasoline service stations, the reconstruction of the site for one gasoline service station, lubratory, minor auto repairs, non-automatic car wash, office and sales, utility room and the parking and storage of more than five motor vehicles with a ground sign.

PREMISES AFFECTED—3102-3132 Fort Hamilton Parkway, south side, from McDonald Avenue to East 2nd Street, 275-281 McDonald Avenue and 152-170 East 2nd Street, and 101-129 Caton Avenue, Block 5315, Lots 1 and 4, Borough of Brooklyn.

1130-48-BZ—Vol. III

APPLICANT—Hodges Reavis McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c, 7e and 21 of the Zoning Resolution to permit in a local retail and residence use, G area district at an existing golf driving range and miniature golf course previously granted by the Board, the extension of the uses to include baseball batting cages, restaurant, offices, rest rooms, promenade arcade, open air ice skating rink and accessory patron parking with roof and business signs with 20 feet of a mapped street, the proposed work includes additional buildings.

PREMISES AFFECTED—231-05 Northern Boulevard, north east corner, of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50 and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34, 105, 111, 1 and 9, Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

1131-48-A—Vol. II

APPLICANT—Hodges Reavis McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume II—Appeal from a decision of the Borough Superintendent, re storage building and baseball batting cages in bed of mapped street.

PREMISES AFFECTED—231-05 Northern Boulevard, north east corner of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50, and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34 and 105, 111, 1, 9, Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

1695-61-BZ

APPLICANT—Max Siegel Associates for Riverdale Motor Lodge Incorporated, owner.

SUBJECT—Application November 14, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a term of twenty five years, the installation and maintenance of accessory business signs of an existing roof.

PREMISES AFFECTED—6355 Broadway, northwest corner of West 254th Street, Block 3421, Lot 1945 (1998), Borough of the Bronx.

1700-61-BZ

APPLICANT—Dominick Salvati and Son for Vaccaro Kitchen Cabinets, owner.

SUBJECT—Application November 14, 1961—decision of the Borough Superintendent, under Section 7e of the

Zoning Resolution, to permit in a business use district, in an existing two story and cellar building, the change in use of the first floor from retail store to the display, sale and manufacture of kitchen cabinets using power tools for a temporary term of years.

PREMISES AFFECTED—7219 New Utrecht Avenue, east side, 44.54 feet north of 73rd Street, Block 6192, Lot 3, Borough of Brooklyn.

1705-61-BZ

APPLICANT—Schaefer and Atkin for Eden Funding Corporation, owner.

SUBJECT—Application November 15, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of an accessory parking lot for use in conjunction with the adjoining supermarket and shopping center for a temporary term of fifteen years.

PREMISES AFFECTED—1244 Metcalf Avenue, east side, 101.77 feet north of Westchester Avenue, Block 3780, Lot 11, Borough of the Bronx.

1718-61-BZ

APPLICANT—Leonard F. Rothkrug for Franlex Corporation, owner.

SUBJECT—Application November 17, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a parking lot for pleasure-type vehicles only for a temporary term of five years.

PREMISES AFFECTED—452-458 Warren Street, south side, 25 feet east of Bond Street, Block 899, Lots 9, 10, 11 and 13, Borough of Brooklyn.

1733-61-BZ

APPLICANT—Arnold Haber for Paul Greem, owner; Fashion Management Corp., lessee.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district in an existing 11 story building occupied as store, offices and factory, the change in use of the first floor from retail store to motion picture theatre.

PREMISES AFFECTED—6-8 West 57th Street, south side, 162.6 feet west of Fifth Avenue, Block 1272, Lot 45, Borough of Manhattan.

1746-61-BZ

APPLICANT—Albert Melniker for Glover-Hylan Corporation, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail use D area district, the construction of a retail store building within 15 feet of a residence use district.

PREMISES AFFECTED—4126 Hylan Boulevard, 6 Glover Street, southeast corner, Block 5310, Lot 7, Great Kills, Borough of Richmond.

1755-61-BZ

APPLICANT—Lama, Proskauer and Prober for Livia M. Peppe, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a local retail and residence use district, the change in use of the first floor of an existing three story building from coffee shop to restaurant and cabaret including mezzanine with flagpole and banner above the first floor, the upper floors to remain apartments.

PREMISES AFFECTED—106 West 3rd Street, south side, 103 feet east of McDougal Street, Block 540, Lot 20, Borough of Manhattan.

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1756-61-A

APPLICANT—Lama, Proskauer and Prober for Livia M. Peppe, owner.

SUBJECT—Application November 28, 1961—Appeal from a decision of the Borough Superintendent, re—flagpole and banner.

PREMISES AFFECTED—106 West 3rd Street, south side, 103 feet east of McDougal Street, Block 540, Lot 20, Borough of Manhattan.

1766-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use E-1 area Class 1 height district, the erection of a six story and cellar office building with an off street loading berth that exceeds the permitted area coverage, encroaches on the required setback and side yards has excessive floor area and exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—168-14 South Conduit Avenue, southwest corner of 175th Street, Block 13274, Lot 207, Rosedale, Borough of Queens.

340-41-BZ

APPLICANT—Lama, Proskauer and Prober for Gulf Oil Corporation, owner.

SUBJECT—Application reopened March 27, 1962 for consideration as to extension of term of variance, expired September 18, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7f of the Zoning Resolution, permitting in a business use district, the maintenance of a gasoline service station.

PREMISES AFFECTED—72-09 Main Street, southeast corner of 72nd Avenue, Block 6660, Lot 1, Flushing, Borough of Queens.

786-41-BZ

APPLICANT—Powsner, Katz and Powsner for Louise Bindrim, owner.

SUBJECT—Application reopened March 27, 1962 for consideration as to extension of term of variance, expired January 22, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7f of the Zoning Resolution, permitting in a business use district, a garage for more than five motor vehicles.

PREMISES AFFECTED—68-72 North Henry Street, east side, 70 feet north of Meeker Avenue, Block 2729, Lot 20, Borough of Brooklyn.

677-54-BZ—Vol. II

APPLICANT—Schaefer and Atkin for Morris Glasgow, owner.

SUBJECT—Application reopened March 27, 1962 for consideration as to extension of term of variance, expired February 19, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, garage for owner's cars, storage of roofing materials and sheet metal shop.

PREMISES AFFECTED—413-415 West 150th Street, north side, 93 feet 2 inches east of Convent Avenue, Block 2065, Lot 22, Borough of Manhattan.

376-42-BZ—Vol. I

APPLICANT—Edward Handelman for The Heights Company, Inc., owner.

SUBJECT—Application reopened March 27, 1962 for consideration as to extension of term of variance, expired February 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting partly in a business use and partly in a residence use district, the conversion of occupancy of part of an existing building to motor vehicle repair shop in conjunction with an existing garage for more than 5 cars.

PREMISES AFFECTED—8-16 Clinton Street, west side 34 feet 5 inches south of Fulton Street, Block 238, Lot 52, Borough of Brooklyn.

526-57-BZ

APPLICANT—Leonard F. Rothkrug for John Curran, owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired April 8, 1963—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and manufacturing use district, the maintenance of a parking lot.

PREMISES AFFECTED—22-28 North Portland Avenue, west side, 172 feet 8 inches south of Flushing Avenue, Block 2027, Lots 34, 35, 36, 37 and 38, Borough of Brooklyn.

Laid over from January 30, 1962 without date, for inspection and for decision; applicant to inform Board when owner has complied with previous resolution of the Board so that inspection can be made; then set for May 1, 1962.

The following cases were laid over from previous public hearings for seasons published in the MINUTES of such hearings.

1449-61-BZ

APPLICANT—Haskell and Blatt for Jemezel Realty Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e, 7f, 7i and 7A of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station with lubritorium, auto washing (non-automatic), office, sale of accessories, minor motor vehicle repair with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign and with show windows, curb cuts and business signs within 75 feet of a residence use district for a temporary term of fifteen (15) years.

PREMISES AFFECTED—3001-3013 Emmons Avenue, northeast corner of Nostrand Ave., Block 7503, Lot 65, Borough of Brooklyn.

Hearing closed—Laid over from February 6, 1962 without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit alternate plan; then set for May 1, 1962 for decision.

415-55-BZ—Vol. II

APPLICANT—Burke and Groh for C.B.S. Realty Corporation, owner; Bay Chevrolet, Incorporated, lessee.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a local retail and residence use, D & G area district, at an existing auto showroom with service of new and used cars and trucks, car conditioning, storage and sale of parts with auto repairs as previously granted by the Board and open parking, the erection of a one story extension for car conditioning and roof parking into the residence portion of the premises that encroaches on the required rear and side yards.

PREMISES AFFECTED—240-02 Northern Boulevard, southwest corner of Alameda Avenue, Block 8167, Lot 1, Bayside, Borough of Queens.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and decision; if the new Zoning Resolution is amended to permit the Board to act; applicant to submit revised drawings; then set for May 1, 1962 for decision.

807-61-BZ

APPLICANT—Henry C. Brucker for Angelena George, owner; George's Carriers, Incorporated, lessee.

SUBJECT—Application May 23, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail use district, the main-

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tenance of a parking lot for the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—62-38 to 62-44 60th Street, west side, 5 feet plus, south of Greene Avenue, and 62-39 to 62-45 Forest Avenue, Block 3492, Lot 27, Ridgewood, Borough of Queens.

Hearing Closed.

ACTION OF BOARD—Laid over without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit additional drawing showing proposed conditions; then set for May 1, 1962 for decision.

1696-61-A

APPLICANT—Henry C. Brucker for Angelena George, owner; George's Carriers Incorporated, lessee.

SUBJECT—Application October 30, 1961—Filed pursuant to Section 35 Art. 3 of the General City Law re—parking lot in bed of mapped street. Widening of Metropolitan Avenue.)

PREMISES AFFECTED—62-38 62-44 60th Street, west side, 5 feet plus, south of Greene Avenue, and 62-39 to 62-45 Forest Avenue, Block 3492, Lot 27, Ridgewood, Borough of Queens.

1533-61-BZ

APPLICANT—Mario A. Tucciarone for Joseph Fiore and Harry C. Bernard, owners.

SUBJECT—Application October 5, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a stated term of years, the erection of a one story building for use as a factory and warehouse with loading and unloading and accessory parking in the open area.

PREMISES AFFECTED—98-23 Linden Boulevard, north side, 124-41 feet west of 101st Street, Block 11501, Lot 257 (tentative), Ozone Park, Borough of Queens.

Hearing closed—Laid over from February 27, 1962 to March 13, 1962, for inspection and decision; then to March 27, 1962, for inspection and decision; applicant to revise drawing; then to May 1, 1962, for decision; applicant to file revised plans.

MAX H. FOLEY, *Chairman.*

May 1, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, May 1, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1711-61-A

APPLICANT—Eustis Dearborn for Harvard Club of New York City, owner.

SUBJECT—Application November 9, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 27 of the Multiple Dwelling Law and Appeal from a Decision of the Borough Superintendent re—increase in Height of existing class 3 non-fireproof public building.

PREMISES AFFECTED—27-33 West 44th Street, north side, 351 feet west of Fifth Avenue, 26-36 West 45th Street, Block 1260, Lots 20 and 21 (22), Borough of Manhattan.

154-61-A

APPLICANT—Peter A. Canevari for 504 West Broadway Corporation, owner.

SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—504 West Broadway, west side, 198 feet north of Houston Street, Block 525, Lot 51, Borough of Manhattan.

266-61-A

APPLICANT—Chesebrough Building Company, owner; McClunn and Company, Incorporated, lessee.

SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—26 Whitehall Street, west side, 50 feet southwest of Bridge Street, Block 9, Lot 53, Borough of Manhattan.

270-61-A

APPLICANT—Robert Teichman for Thalwein Realty Company, owner.

SUBJECT—Application March 8, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—132 Duane Street, south side, 25 feet, 5 inches west of Church Street, Block 146, Lot 22, Borough of Manhattan.

338-61-A

APPLICANT—Edwin Storch for Yetta Cohen and/or Estate of Sam Cohen, c/o Hyman Cohen, owner.

SUBJECT—Application March 20, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—193 Bowery, east side, 125 feet north of Delancy Street, Block 425, Lot 6, Borough of Manhattan.

987-61-A

APPLICANT—Henry Nordheim for Stephan Sozansky, owner.

SUBJECT—Application June 27, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variance of Section 216, subd. 2a, 2c and 2e of the Multiple Dwelling Law re—height and minimum dimensions of yard or courts.

PREMISES AFFECTED—1864 White Plains Road, east side, 119.82 feet south of Rhinelander Avenue, Block 4050, Lot 34, Borough of The Bronx.

1056-61-A

APPLICANT—Henry Nordheim for Nikola Brant, owner.

SUBJECT—Application July 6, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variance of Section 34 subd. 6 of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—1109 White Plains Road, west side, 82.39 feet north of Watson Avenue, Block 3758, Lot 54, Borough of The Bronx.

1324-61-A

APPLICANT—George R. Grant for Poirier and McLane Corporation, owner.

SUBJECT—Application August 14, 1961—Appeal from a decision of the Fire Commissioner re—Transportation of Gasoline and Diesel Oil in Tank Trucks in New York City (tanks not in accordance with Fire Department specifications).

1554-61-A

APPLICANT—Vito P. Battista for Grazia Sgarlato, owner.

SUBJECT—Application October 10, 1961—Filed pursuant to Section 36 Par. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—250 St. Johns Avenue, southwest corner of Wagner Street, Block 3006, Lot 6, Rosebank, Borough of Richmond.

137-62-A

APPLICANT—Paul Gilbert for Oliver W. Holmes, owner.

SUBJECT—Application January 23, 1962—Appeal from a decision of the Borough Superintendent re—storage of liquefied Chlorine, etc.

PREMISES AFFECTED—1507-1565 Albany Avenue, east side, 115 feet south of Farragut Road, Block 5016, Lot 13, Borough of Brooklyn.

179-62-A

APPLICANT—Louis Shulman for East Side House, owner.

SUBJECT—Application February 16, 1962—Appeal from a decision of the Borough Superintendent, re—Class 3 building, private school.

PREMISES AFFECTED—540 East 76th Street, southeast corner of Franklin Roosevelt Drive, Block 1487, Lot 30, Borough of Manhattan.

MAX H. FOLEY, *Chairman.*

MINUTES

REGULAR MEETING

TUESDAY MORNING, APRIL 3, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon March 20, 1962, were approved as printed in the Bulletin of March 29, 1962, Vol. 47, No. 13.

321-61-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for Berg Locmajian, owner.

SUBJECT—Application reopened October 17, 1961 as Volume II—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—3317-3319 Perry Avenue, west side, 450 feet north of Holt Place, Block 3343, Lot 136, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

For Opposition: None.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for decision because of the Board's present lack of jurisdiction; hearing previously closed.

659-61-BZ

APPLICANT—Albert Melniker for Frank Esposito, owner.

SUBJECT—Application May 11, 1961—decision of the Borough Superintendent, under Section 7e and 21 of the Zoning Resolution to permit in a residence use 'G-1' area district, the erection of a one story building for use as a retail store with accessory garage, the proposed building encroaches on the required side yard and rear yard.

PREMISES AFFECTED—1856 South Railroad Avenue, 110 Guyon Avenue, southwest corner, Block 4658, Lot 1, Oakwood, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

For Opposition: None.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for decision at request of applicant; applicant to submit additional drawings and information; hearing previously closed.

1447-61-BZ

APPLICANT—Burke and Groh for Jamaica 169th Street Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, C area district, on a plot presently occupied with a frame dwelling, the erection of a one story building for use as a warehouse and office with parking and unloading area, the proposed building exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—170-10 93rd Avenue, south side, 75.06 feet east of 170th Street, Block 10219, Lot 3, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: None.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for decision because of the Board's present lack of jurisdiction; hearing previously closed.

1450-61-BZ

APPLICANT—Leonard F. Rothkrug for Bayview Apartments, Incorporated, owner.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Sections 19B (d) and 21 of the Zoning Resolution, to permit in a residence use, F area district, the reduction of a 124 car accessory garage in an existing multiple dwelling to a 36 car garage and

the alteration of the garage space into 16 apartments thereby exceeding the gross floor area and the permitted area coverage.

PREMISES AFFECTED—84-50 169th Street, west side, 165.01 feet north of Gothic Drive, Block 9860, Lot 40, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for decision at request of applicant; applicant to submit brief with regard to jurisdiction of the Board; hearing previously closed.

1451-61-A

APPLICANT—Leonard F. Rothkrug for Bayview Apartments, Incorporated, owner.

SUBJECT—Application September 8, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for a variation of Section 34, Subdivision 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—84-50 169th Street, west side, 165.01 feet north of Gothic Drive, Block 9860, Lot 40, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for decision at the request of the applicant in conjunction with Calendar Number 1450-61-BZ; hearing previously closed.

1456-61-BZ

APPLICANT—Leonard Lazarus for John Martinelli, owner; Runway 19, Incorporated, lessee.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7h and 19B (e) of the Zoning Resolution, to permit in a residence use, F area district, the maintenance of a parking lot to provide parking spaces for a proposed hotel that is not on the same lot.

PREMISES AFFECTED—151-07 North Conduit Boulevard, northeast corner of 151st Place, Block 12133, Lot 1, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Leonard Lazarus.

For Opposition: Freddie Blacker.

ACTION OF BOARD—Laid over, for continued hearing, to June 5, 1962 at 10 A.M. to await possible change in 151st Place.

1575-61-BZ

APPLICANT—De Rose and Cavalieri for Charlotte Parking Corporation, owner.

SUBJECT—Application October 17, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—831 Brady Avenue, north side, 50 feet west of Muliner Avenue, Block 4297, Lots 3 and 5, Borough of The Bronx.

APPEARANCES—

For Applicant: George J. Cavalieri.

For Opposition: None.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for continued hearing at the request of the applicant because of the Board's present lack of jurisdiction.

1584-61-BZ

APPLICANT—Harry Hurwit for Associated Architects, 860 Fifth Avenue Corporation, owner.

SUBJECT—Application October 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, B area district, the extension of an existing multiple dwelling by enclos-

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ing the terrace and thereby exceeding the permitted area coverage.

PREMISES AFFECTED—860 Fifth Avenue, 2 East 68th Street, southeast corner, Block 1382, Lot 69, Borough of Manhattan.

APPEARANCES—

For Applicant: Harry Hurwit.

For Opposition: None.

ACTION OF BOARD—Laid over to April 10, 1962, at 10 A.M. for inspection and decision; hearing closed.

1596-61-BZ

APPLICANT—George Rusciano for Crest Towers and Salvator Realty Corporation, owners.

SUBJECT—Application October 20, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a local retail use D area district, the erection of a one story and basement building for use as bowling alleys with cocktail lounge and snack bar, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—3955 Baychester Avenue, 1950 Strang Avenue, southwest corner, Block 4954, Lots 18, 38 and 42, Borough of The Bronx.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for further consideration and decision; hearing previously closed.

1610-61-BZ

APPLICANT—Roe and Kramer for Samuel N. Tonkin and Jack J. Holland, doing business as 145 East 84th Company, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Section 19B (e) of the Zoning Resolution, to permit in a retail use, B area district, the erection of a Multiple Dwelling, 15 stories and penthouse without the required accessory garage.

PREMISES AFFECTED—147-151 East 84th Street, 1241-1249 Lexington Avenue, northeast corner, Block 1513, Lots 20, 22 and 24, Borough of Manhattan.

APPEARANCES—

For Applicant: Irving Milchman, Samuel N. Tonkin and Stephen Holland.

For Opposition: None.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for inspection and decision; hearing closed.

1617-61-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr., for John M. Charles, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Sections 7e, 19A (j) and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a one story and cellar building for use as retail stores with patron parking in the open area, the proposed building encroaches on the required setback from a mapped street, exceeds the permitted area coverage and does not provide the required loading berth.

PREMISES AFFECTED—766-784 Castle Hill Avenue, east side, from Lafayette Avenue to Virgil Place, 2202-2206 Lafayette Avenue, 2203-2207 Virgil Place, Block 3615, Lot 28, Borough of The Bronx.

APPEARANCES—

For Applicant: John J. Lyons, Jr., and John J. Lynch.
For Opposition: Mario J. Lombardi, Peter Cammalleli, Stella Carter, Margaret B. Hartmann, Barbara Kopeck, Katherine Bornemann, Hannah McGann, Rose Di Bona, Madeline Dineen, Phyllis Christy, Lydia Martorana, Carmela Cammalleli, Charles Lederer and Michael Sabatino.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for inspection and decision; hearing closed.

1628-61-BZ

APPLICANT—Simon B. Selnik for Salregmar Realty, owner.

SUBJECT—Application October 30, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use district, in an existing five story building occupied on the first floor as bank with storage and locker rooms with the upper floors vacant, the change in occupancy to bank, storage with offices on the upper four stories.

PREMISES AFFECTED—1037 1st Avenue, 360 East 57th Street, southwest corner, Block 1349, Lot 30, Borough of Manhattan.

APPEARANCES—

For Applicant: Simon B. Selnik and Louis E. Olpp.

For Opposition: None.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for inspection and decision; hearing closed.

1632-61-BZ

APPLICANT—Jerome W. Perlstein for 1814 Putnam Avenue Corporation, owner.

SUBJECT—Application October 31, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use district, the change in use of an existing one story building from public garage for more than five (5) cars to a furniture warehouse extending into the residence use district.

PREMISES AFFECTED—1814-1816 Putnam Avenue, south side, 90.07 feet east of Seneca Avenue, Block 3463, Lot 15, Ridgewood, Borough of Queens.

APPEARANCES—

For Applicant: Jerome W. Perlstein and Meyer Porter.

For Opposition: None.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for inspection and decision; hearing closed.

1633-61-A

APPLICANT—Jerome W. Perlstein for 1814 Putnam Avenue Corporation, owner.

SUBJECT—Application October 31, 1961—Appeal from a decision of the Borough Superintendent, re—frame portion of existing building at rear.

PREMISES AFFECTED—1814-1816 Putnam Avenue, south side, 90.07 feet east of Seneca Avenue, Block 3463, Lot 15, Ridgewood, Borough of Queens.

APPEARANCES—

For Applicant: Jerome W. Perlstein and Meyer Porter.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for inspection and decision; hearing closed.

1661-61-BZ

APPLICANT—Lama, Proskauer and Prober for Peerless Management Corporation, owner.

SUBJECT—Application October 23, 1961—decision of the Borough Superintendent under Sections 7f, 7h and 7i of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, car washing, office, sale, storage room, and the parking and storage of motor vehicles in the open area with a ground sign for a temporary term of years.

PREMISES AFFECTED—35-34 to 35-42 (35-38 official) Junction Boulevard, west side, 200.08 feet north of 37th Avenue, Block 1469, Lot 21, Astoria, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: Ernest Knauss.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. because of the Board's present lack of jurisdiction.

1675-61-BZ

APPLICANT—Paul Friedman for First National City Trust Company, as trustee; 100 West 57th Street Cor-

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poration, long term lessee; 56th Street-Urban Garage Incorporated, sub-lessee.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution and Section 60(3) of the Multiple Dwelling Law, to permit in a business, retail and restricted retail use district in a 20 story and penthouse multiple dwelling now under construction, the use of transient parking spaces in the required accessory garage for a temporary term of twenty one years.

PREMISES AFFECTED—1381-1399 Avenue of The Americas, west side, from 56th Street West to 57th Street West, 101-107 West 56th Street, 100 West 57th Street, Block 1009, Lot 29 (formerly Lots 27-34 including 129, 131 and 136), Borough of Manhattan.

APPEARANCES—

For Applicant: Paul Friedman.

For Opposition: None.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for inspection and decision; hearing closed.

1676-61-A

APPLICANT—Paul Friedman for First National City Trnst Company, as trustee; 100 West 57th Street Corporation, Long term lessee; 56th Street-Urban Garage Incorporated, sub lessee.

SUBJECT—Application November 10, 1961—Filed pursuant to Section 60 Sub. 1, b, of the Multiple Dwelling Law re—use of excess accessory garage spaces.

PREMISES AFFECTED—1381-1399 Avenue of the Americas, west side, from West 56th Street to West 57th Street, 101-107 West 56th Street, 100 West 57th Street, Block 1009, Lot 29 (formerly Lots 27-34 inclusive, 129, 131 and 136), Borough of Manhattan.

APPEARANCES—

For Applicant: Paul Friedman.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for inspection and decision; hearing closed.

73-62-BZ

APPLICANT—New York Telephone Company, owner.

SUBJECT—Application January 17, 1962—decision of the Borough Superintendent, under Sections 54-312 and 73-65 of the Zoning Resolution, to permit in a C8-2 district, a three story addition to an existing non-complying telephone exchange building that exceeds the floor area ratio, has less than the required setbacks, the street wall will exceed the permitted height and the building encroaches on the rear yard.

PREMISES AFFECTED—107-20 Queens Boulevard, 107-15 70th Road, southwest corner, Block 3238, Lot 14, Forest Hills, Borough of Queens.

APPEARANCES—

For Applicant: Marion E. Horsburgh and Aaron G. Goldman.

For Opposition: None.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for inspection and decision; applicant to submit statement in regard to findings; hearing closed.

131-62-BZ

APPLICANT—New York Telephone Company, owner.

SUBJECT—Application January 30, 1962—decision of the Borough Superintendent, under Sections 73-11(g) and 73-65 of the Zoning Resolution, to permit in an R-6 district, the increase in area and a third story addition to an existing telephone exchange building, the enlargement will encroach on the required rear yard.

PREMISES AFFECTED—3001 Kingsbridge Avenue, northwest corner of 230th Street, Block 3403, Lot 1, Borough of The Bronx.

APPEARANCES—

For Applicant: Marion E. Horsburgh and Aaron G. Goldman.

For Opposition: None.

ACTION OF BOARD—Laid over to April 17, 1962, at

10 A.M. for inspection and decision; applicant to submit statement in regard to findings; hearing closed.

183-29-BZ—Vol. II

APPLICANT—Charles M. Spindler for Arthur, Albert and Aaron Herman, owners.

SUBJECT—Application reopened January 23, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7A of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station with the accessory uses of lubrication, auto washing (non-automatic), office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign and show windows and business signs within 75 feet of a residence use district.

PREMISES AFFECTED—778-781 Fifth Avenue and 217-225 29th Street, northwest corner, Block 665, Lot 40, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles M. Spindler.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 20, 1962 after due notice by publication in the Bulletin; laid over to April 3, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 20, 1961 acting on N.B. Applic. No. 3766-61, reads:

"1. On a lot located in a business use district, proposed demolition of existing gasoline service station and erection of a new gasoline service station, lubrication, auto washing (non-automatic), office, sales of accessories, minor repairs with hand tools only, safety inspection station, parking & storage of motor vehicles are contrary to Article II, Sections 4a, 29, 46 of Zoning Resolution.

2. Proposed ground sign in a business use district is contrary to Article II Section 4a, PP. 49 of the Zoning Resolution.

3. Proposed show windows & business sign within 75'-0" of residence use district are contrary to Article II Section 7A of the Zoning Resolution.

Premises subject to previous B.S.A. Calendar #183-29-BZ."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a and Section 7A of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Sections 7a and 7A of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station with accessory uses of lubrication, non-automatic auto washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles, with a stationary ground sign and show windows and business signs within 75 feet of a residence use district, on condition that the work shall be done in accordance with plans filed with this application, dated November 28, 1961, 2 sheets and February 23, 1962, 2 sheets; that the present billboards shall be removed from the premises; that all laws, rules and regulations applicable shall be complied with; and that permit

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shall be obtained, work done and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

522-31-BZ—Vol. II

APPLICANT—Degenhardt, Miller and Lindberg for The Borden Company, owner.

SUBJECT—Application reopened September 13, 1961 as Volume II—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and unrestricted use district, the change in occupancy of an existing three story building from wagon storage and loading, office, stable, motor vehicle, storage and hay loft to storage garage, milk distributing and the repair of refrigeration equipment.

PREMISES AFFECTED—4902-4912 Glenwood Road and 1071-1121 East 49th Street southeast corner, Block 7733, Lot 21, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 30, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated June 2, 1961 acting on Alt. Applic. No. 3562-60, reads:

"1. The proposed change in occupancy from wagon storage and loading, office, stable, motor vehicle storage and hay loft to storage, garage, milk distributing and repairs to refrigeration equipment in connection therewith, of a premises located partly in a business and partly in an unrestricted use district is contrary to Article II Section 4(a) 15 & 23 of the Zoning Law.

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c of the Zoning Resolution, to permit in a business and unrestricted use district, the change in occupancy of an existing three-story building from wagon storage and loading, office, stable, motor vehicle storage and hay loft, to storage garage, milk distributing and repair of refrigeration equipment, *on condition* that the work shall be done in accordance with drawings filed with this application dated June 26, 1961, 7 sheets; that all laws, rules and regulations applicable shall be complied with; that permits shall be obtained, all work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

221-32-BZ—Vol. III

APPLICANT—Lama, Proskauer and Prober for Big R Service Center Incorporated, owner.

SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 7A of the Zoning Resolution, to permit in a business and residence use district, the extension in area and reconstruction of a gasoline service station, previously granted by the Board with accessory uses of lubritorium, minor auto repairs, car washing, storage room, office, and sales, locker room, utility room, and the

parking and storage of motor vehicles in the open area with curb cuts in the residence district and show windows and business entrances within 75 feet of a residence use district.

PREMISES AFFECTED—463-491 Conduit Boulevard and 1016-1040 Liberty Avenue, southeast corner, and 430-440 Crescent Street, Block 4196, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 30, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then to April 3, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 13, 1961 acting on amended N.B. Applic. No. 1861-60, reads:

"1. Proposed demolition, reconstruction and extension of area and use of an existing gasoline service station, office, grease pits, 2 car non-storage garage to, gasoline service station, lubritorium, minor auto repairs, car washing, storage room, office & sales and parking and storage of motor vehicles in open area and locker room, utility room on a lot located in a business & residence zone is contrary to Article II Section 4(a), 29, 46 and Article II Section 3 of the Zoning Resolution.

2. Proposed ground signs located in a business & residence use district and proposed flying horse sign are contrary to Article II Section 3 & 4(a) P.49 of the Zoning Resolution.

3. Proposed curb cuts within 75'-0" of a residence use district are contrary to Article II 7A of the Zoning Resolution.

4. Proposed curb cuts in a residence use district (business entrance) is contrary to Article II 3 of the Zoning Resolution.

5. Show windows & business entrances over 3'6" within 75' of a residence use district are contrary to Article II 7A of Zone Resolution.

Note: These premises were subject to previous BSA action 221-32-BZ."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended that the application be granted on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c and Section 7A of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7c and 7A of the Zoning Resolution, to permit in a business and residence use district, the extension in area and reconstruction of a gasoline service station, previously granted by the Board, with accessory uses of lubritorium, minor auto repairs with hand tools only, car washing, storage room, office and sales, locker room, utility room and the parking and storage of motor vehicles in the open area, with curb cuts in the residence district and show windows and business entrances within 75 feet of the residence use district, *on condition* that the work shall be done in accordance with drawings filed with this application dated September 26, 1961, 5 sheets; that all signs displayed shall be stationary; and that all laws, rules and regulations applicable shall be complied with; that permit shall be obtained, work com-

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pleted and a Certificate of Occupancy shall be obtained within the requirements of Section 22A of the Zoning Resolution.

596-32-BZ—Vol. III

APPLICANT—Crimmion and Crinnion for Radin Holdings Incorporated, owner; New York General Tire Company, lessee.

SUBJECT—Application reopened October 31, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 7i of the Zoning Resolution, to permit in a business and residence district, the extension of the uses of an existing one story building used for the sale of tires and garage for 5 motor vehicles located in the business portion of the premises to include wheel alignment and balancing and relining and adjustment of brakes.

PREMISES AFFECTED—619 East Fordham Road, northwest corner of Hughes Avenue, Block 3273, Lot 252, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion and Edward G. Moran.
For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative: 0
Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 16, 1962 after due notice by publication in the Bulletin; laid over to January 30, 1962, for hearing because of absence of applicant; then for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 18, 1961 acting on Alt. Applic. No. 669-61, reads:

"1. Proposed addition of alignment and balancing wheels, adjustment and relining of brakes to existing legal use of tire sales & storage, garage for five (5) motor vehicles, passenger cars only, parking and storage of more than five (5) motor vehicles for patrons and employees only during business hours in open area on premises partly in a Residence Use district & partly in a Business Use district is contrary to Art. II Sect. 3 & 4 of the Zoning Resolution and contrary to B.S. and A. Cal. #596-32-BZ, Vol. II."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended against granting the application; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivisions c and i of the Zoning Resolution.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 669-61, Objection No. 1, dated August 18, 1961, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

25-34-BZ—Vol. III

APPLICANT—Lama, Proskauer and Prober for Nicholas Scandore, owner.

SUBJECT—Application reopened March 6, 1962 for consideration as to extension of term of variance, expired September 18, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a residence use district, for a term of five years, the change in occupancy from restaurant and recreation center to restaurant, bar, grill and cabaret.

PREMISES AFFECTED—1190-1196 (1188 displayed) Ocean Parkway and 517-529 Avenue L, northwest corner, Block 5495, Lot 1000, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

For Administration: Samuel Bodian, Park Dept.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, on July 31, 1951, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the term of variance extended for a term of five years on September 18, 1956; and

WHEREAS, the applicant requests reopening of this subject calendar number in order to extend the term of variance for an additional period of five years; that the present zoning is R6 and R5; that there have been no changes on the site; that within the affected area, there have been several new buildings erected, as follows: Block 5475, Lots 1014, 1005 and 1012—six story apartment houses; Block 6542, Lots 1 and 87—six story apartment house; Block 6532, Lot 66—one family dwelling; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation September 18, 1961 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on March 6, 1962 and set for hearing on April 3, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on April 3, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated December 20, 1961 acting on Alt. Applic. No. 1019-49, reads:

"1. The use of the above premises for "Restaurant, Bar and Grill and Cabaret" is contrary to the uses permitted in an "R6 District". Art. II Sec. 22.00 of the Amended Zoning Resolution.

Note: Premises was subject to term of variance under Cal. 25-34-BZ, Vol. III as amended July 31, 1951 which has expired September 18, 1961."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 31, 1951 as amended through September 18, 1956, only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five (5) years from the date of this *amended* resolution, to permit . . .; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained." On condition that the catering signs now on the building shall be removed and no catering shall be done on the premises.

545-44-BZ—Vol. IV

APPLICANT—Max Siegel Associates for All States Holding Corporation, owner.

SUBJECT—Application reopened November 14, 1961 as Volume IV—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the change in use of the cellar of an existing six story and cellar building from garage to photo studios, showrooms and incidental storage, the upper floors to retain the existing uses of showrooms, school, storage and factory.

PREMISES AFFECTED—415-423 East 53rd Street, north side, 194 feet east of First Avenue and 410-416 East 54th Street, Block 1365, Lot 9, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

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THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 30, 1962, after due notice by publication in the Bulletin; laid over without date for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 18, 1961, acting on Alt. Applic. 1030-58, reads:

"1. Use of photo studios & showrooms in residence use district contrary to Article II Sec. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7a of the Zoning Resolution, to permit in a residence use district, the change in use of the cellar of an existing six-story and cellar building from garage to photo studios, showrooms and incidental storage, the upper floors to retain existing uses of showroom, school, storage and factory, on condition that the work shall be done in accordance with drawings filed with this application dated October 2, 1961, 4 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

604-48-BZ—Vol. III

APPLICANT—Lama, Proskauer and Prober for 363-373 Prospect Place, Incorporated, owner.

SUBJECT—Application reopened November 14, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 19A (j) of the Zoning Resolution, to permit in an unrestricted business and residence use district, the change in use of an existing one story and basement building from public garage to manufacturing and assembly of electric and amusement devices, office and loading and unloading berth less than 12 feet in width and a business sign.

PREMISES AFFECTED—344 St. Marks Avenue, south side, 96 feet 8 inches west of Washington Avenue, and 363-371 Prospect Place, Block 1153, Lot 27, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 30, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then to April 3, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 22, 1961 acting on Alt. Applic. No. 2602-60, reads:

"1. Proposed change of use of an existing public garage to manufacturing and assembly of electric and amusement devices, loading and unloading and offices in a lot located within an Unrestricted Use District and extending into a Residence Use District and partly within a Business Use District is contrary to Art. II, Sect. 3 of the Zoning Resolution.

2. Proposed loading and unloading berths are inadequate in that the width of berths and width of the entrances are less than 12'-0" and contrary to Art. IV, Sect. 19-A(h) of the Zoning Resolution.

3. Proposed business sign in the Residence Use District portion of lot is contrary to Art. II, Sect. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Sections 7, Subdivision c, and 19A (j) of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Sections 7c and 19A (j) of the Zoning Resolution, to permit in unrestricted, business and residence use districts, the change in use of an existing one-story and basement building from public garage to the manufacturing and assembling of electric and amusement devices, office, loading and unloading berths less than 12 feet in width and with a stationary business sign, on condition that the work shall be done in accordance with drawings filed with this application dated September 28, 1961, 7 sheets; that the Prospect Place front shall be sand-blasted or steam cleaned and the window frames and trim shall be painted on that street front; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1727-61-A

APPLICANT—Lama, Proskauer and Prober for 363-373 Prospect Place, Incorporated, owner.

SUBJECT—Application filed September 28, 1961—Appeal from a decision of the Borough Superintendent, re exits. PREMISES AFFECTED—344 St. Marks Avenue south side, 96 feet, 8 inches west of Washington Avenue, and 363-371 Prospect Place, Block 1153, Lot 27, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 22, 1961 on Alt. Applic. 2602-60, reads:

"4. Provide exits from the 1st floor which is the floor above the ground floor so that no point is more than 100 feet from an exit as per sect. 270 of the Labor Law.

Note: This premises was subject of Board of Standards and Appeals variance under Cal. #1128-23-BZ and 604-48-BZ, Vol. II."

and

WHEREAS, the applicant states that the building is 75 feet by 261 feet 1 inch in area, 1 story and basement, 26 and 30 feet high, of class 1 construction, located in unrestricted, business and residence use, B area and class 1½ height district, built in 1925, now used and occupied since 1960: cellar—boiler room; basement—manufacturing of electrical and amusement devices, loading and unloading and offices, 10

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persons; 1st floor—manufacturing of electrical and amusement devices and offices, 10 persons; that the proposed use will be the same, but the occupancy will be increased in the basement and 1st floor to 100 persons per floor; that the legal use in accordance with the Certificate of Occupancy #34199 issued July 16, 1925 against N.B. Applic. 825-25 is: one—two story public garage; that additional facts about these premises can be found in an accompanying zoning appeal 604-48-BZ, Volume III; and

WHEREAS, the applicant states that the present and proposed exits for the 1st floor comply with Section 270 of the Labor Law except the distance from the nearest exit is 130 feet from the outside wall instead of 100 feet; that the small narrow portion of the building will only be used for office purposes and not for manufacturing and therefore the excess of 30 feet of travel will not create a hazardous condition; that in view of the facts as stated above, it is respectfully requested that this application be granted; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the requirements of the Labor Law, as cited in a decision of the Borough Superintendent dated September 22, 1961, acting on Alt. App. 2602-60, Objection No. 4 and that the appeal be and it hereby is granted on condition that all the requirements of the resolution adopted by the Board this day under Cal. No. 604-48-BZ, Vol. III, shall be complied with; and that no person shall be employed at manufacturing at a distance of more than 100 feet from the nearest legal exit; and that all other laws, rules and regulations applicable shall be complied with and a Certificate of Occupancy shall be obtained.

543-51-BZ

APPLICANT—Henry George Greene for Gehring Realty Corp. and Mines and Co., owners.

SUBJECT—Application reopened March 6, 1962 for consideration as to extension of term of variance, expired January 29, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in the residence use portion of a lot located in a residence and retail use district, the extension of existing parking and storage of motor vehicles.

PREMISES AFFECTED—183-02 to 183-20 Hillside Avenue and 88-02 to 88-18 184th Street, southwest corner and 88-01 to 88-15 183rd Street, Block 9930, Lots 22, 26, 27, 31 and 39, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: J. G. L. Molloy.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on December 11, 1951, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the term of variance extended for a term of five years on January 29, 1957; and

WHEREAS, the applicant states that in 1953, the zoning of the site was changed to retail and residence use, D and E-1 area and ½ height; that under the recently enacted new zoning law, the zoning is now C2-2 and R3-2; that this new zoning permits parking for a distance of 150 feet south of Hillside Avenue, leaving only the rear small portion in a district zoned contrary to the permitted use requested herewith; that conditions on the site and the surrounding area are generally unchanged, except for some apartment building construction on the north side of Hillside Avenue; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance which had

expired by time limitation January 29, 1962 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on March 6, 1962 and set for hearing on April 3, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on April 3, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 22, 1962 acting on Alt. Applic. No. 1413-51, reads:

"1 Proposed further extension of time variance for Parking lot (Parking & Storage of more than 5 motor vehicles is contrary to Board of Standards & Appeals Calendar #543-51-BZ."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on December 11, 1951, as amended through January 29, 1957, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit . . . ; on condition that all fences around the property shall be repaired and kept in proper condition; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

564-51-BZ

APPLICANT—J. G. L. Molloy for Lawrence A., Charles B. and Raymond E. Benenson, owners.

SUBJECT—Application reopened March 6, 1962 for consideration as to extension of term of variance, expires April 2, 1962—decision of the Borough Superintendent, previously granted on condition under Section 7h of the Zoning Resolution, permitting in a residence and business use districts, the parking and storage of motor vehicles.

PREMISES AFFECTED—101-106 Queens Boulevard, south side, 37.14 feet east of 67th Road and 100-26 to 100-36 67th Road, Block 3171, Lots 19, 21 and 23, Forest Hills, Borough of Queens.

APPEARANCES—

For Applicant: J. G. L. Molloy.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on December 11, 1951 this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the term of variance extended for a term of five years on April 2, 1957; and

WHEREAS, the applicant now requests a further extension of the term of variance for an additional period of ten years; and

WHEREAS, the applicant states that the following changes have taken place in the affected area; that in Block 2134 on Lots 1, 2 and 4, which were shown as vacant on the block diagram, there is now an apartment house under construction; Block 2135 on Lot 9, which was shown as vacant, there is now a one story brick store building; Block 2119 on Lot 1, which was shown as vacant, there is now a seven story brick apartment house; Block 3170, Lot 31 was shown under construction, and there is now a one story brick store building on these premises, made up largely of a Food Fair store; Block 3171, Lot 25, which was shown as vacant, there is now a one story brick store; Lot 28, which was shown as a one story frame warehouse and Lot 31, which was shown as vacant, now contain one story brick stores; Lots 38, 40, and 41, there were shown one story frame dwellings; that there is only one of these buildings left, believed to be on Lot 40, and the other two lots are vacant; that in Block 3173 on Lots 24, 25, 26 and 27, which were shown with a one

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story frame dwelling, a one story brick dwelling and vacant, there is now under construction an apartment house; that in Block 3169 on Lot 34, on which there was shown a two story frame dwelling, there is now a seven story apartment house occupying this lot and several lots in the adjacent area, which are not in the affected area; that on Lot 36, on which there was shown a one story frame dwelling, there is now a seven story apartment house; that the zoning along Queens Boulevard at the location of these premises is C-1-2 for a distance of 150 feet; that the remaining 10 feet is R7-1; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which will expire by time limitation April 2, 1962 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on March 6, 1962 and set for hearing on April 3, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on April 3, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 26, 1962 acting on Alt. Applic. No. 1207-51, reads:

"1. Resolution of the B. of Sta. & Appeals Cal. #564-51-BZ will expire on 4-2-62. Secure renewal from B.S. & A.

2. Parking and storage of motor vehicles in a business use dist. and extending into a Residence use dist. is contrary to the Zone Resolutions—Art. II Sec. 3."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on December 11, 1951, as amended through April 2, 1957, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit. . .; on condition that the paving of the lot shall be renewed, using clean cinders or gravel, treated with a binder and rolled to proper grade for drainage; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

1018-55-BZ

APPLICANT—Robert Gottlieb for Rose K. Lyons, owner.

SUBJECT—Application reopened March 6, 1962 for consideration as to extension of term of variance, expired November 7, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a local retail use district, a parking lot for more than 5 motor vehicles.

PREMISES AFFECTED—133-135 West 165th Street and 1058-1066 Ogden Avenue northeast corner, Block 2514, Lot 1, Borough of The Bronx.

APPEARANCES—

For Applicant: Gerald Levy.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on November 7, 1956, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the premises have not changed any since the variance was granted in 1956; that there have been no changes in the use, area or height designations, and there have been no other changes to the surrounding area; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation November 7, 1961 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on March 6, 1962 and set for hearing on April 3, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on April 3, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated December 7, 1961 acting on Alt. Applic. No. 1175-55, reads:

"1. Proposed continued use of above premises beyond Nov. 7, 1961 for Parking Lot for not more than 16 cars located in a Local Retail Use District is contrary to Art. II Sect. 4C of the Zoning Resolution and contrary to B.S. & A. Cal. #1018-55-BZ and is therefore denied."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on November 7, 1956, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit. . .; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

553-56-BZ

APPLICANT—Andrew DiCamillo for No. 14 Corporation, owner.

SUBJECT—Application reopened March 6, 1962 for consideration as to extension of term of variance, expired January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of more than 5 motor vehicles.

PREMISES AFFECTED—449-453 Degraw Street, north side, 150 feet west of Bond Street, Block 416, Lots 50, 51, 53 and 152, Borough of Brooklyn.

APPEARANCES—

For Applicant: Andrew DiCamillo.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on January 15, 1957 this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that there have been no changes on the site or in the surrounding area since the granting of the variance; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation January 15, 1962 under Section 11-411 of the amended Zoning Resolution; and

WHEREAS, this application was reopened on March 6, 1962 and set for hearing on April 3, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on April 3, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 9, 1962 acting on Alt. Applic. No. 2282-56, reads:

"1. The term of variance granted by the Board of Standards & Appeals under Calendar #553-56-BZ, has expired and cannot be extended, unless approved by the Board of Standards & Appeals."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on January 15, 1957, only as to the term of the variance, so that as amended it shall read:

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"granted for a term of five (5) years from the date of this *amended* resolution, to permit . . . ; *on condition* that a new sidewalk, curb and curb cut shall be constructed on Degraw St. to the satisfaction of the Borough President; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

961-57-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for T. Harry Glick, owner.

SUBJECT—Application reopened January 16, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension of the use of an existing one story building occupied as a motor vehicle repair shop to include storage garage with business signs.

PREMISES AFFECTED—1818-1840 53rd Street, south side, 127.11¼ feet east of 18th Avenue, Block 5480, Lot 14, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 20, 1962 after due notice by publication in the Bulletin; laid over to April 3, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 8, 1961 acting on Alt. Applic. No. 3322-61, reads:

"1. In a residence use district the proposed change in occupancy from boiler room and motor vehicle repair shop to boiler room, motor vehicle repairshop and storage garage is contrary to Article II Section 3 of the Zoning Resolution.

2. Proposed business signs in a residence use district is contrary to Article II Section 3 of Zoning Resolution.

This premises subject to Board of Standards and Appeals Res. #961-57-BZ."

and
WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension in use of an existing one-story building occupied as a motor vehicle repair shop, to include storage garage, with business signs, *on condition* that the work shall be done in accordance with drawings filed with this application dated November 14, 1961, 7 sheets; that the premises shall not be used as an automobile agency and that the shop shall operate only from 8 a.m. to 6 p.m. daily and shall not operate on Sundays; that signs on the face of the building shall be non-illuminated and shall not exceed 120 square feet in total area; that three-hour fireproof door assemblies shall be provided in the dividing wall between the two sections of the building; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

962-57-A—Vol. II

APPLICANT—Lama, Proskauer and Prober for T. Harry Glick, owner.

SUBJECT—Application reopened January 16, 1961 as Volume II—Appeal from a decision of the Borough Superintendent, re—Class 3 construction—tabular heights.

PREMISES AFFECTED—1818-1840 53rd Street, south side, 127.11¼ feet east of 18th Avenue, Block 5480, Lot 14, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 8, 1961 on Alt. Applic. 3322-61, reads:

"3. The proposed change in occupancy from motor vehicle repair shop to storage garage and motor vehicle repair shop in a class 3 building exceeds the tabular limits of C26-254.0."

and

WHEREAS, the applicant states that the building is 199 feet 11¾ inches by 100 feet 2¼ inches in area, 1 story, 14 feet high, of class 3 construction, located in residence use, C area and class 1 height district, built in 1924, now used and occupied since September 8, 1961: cellar—boiler room; 1st floor—motor vehicle repair shop, 6 persons; substantially in accordance with Certificate of Occupancy Number 176790 issued September 8, 1961 against Alt. Applic. 3285-57; that the proposed use and occupancy will be: cellar—boiler room; 1st floor—motor vehicle repair shop and storage garage, 6 persons; that additional data about the premises can be found in an accompanying zoning application 961-57-BZ, Volume II; and

WHEREAS, the applicant states that the present building was originally approved for class construction of 20,000 square feet for uses as a public garage with the understanding that a 4 inch standpipe system be installed and the entire ceiling covered with ½ inch plaster boards and 26 gauge metal; that the building is now equipped with the aforementioned standpipe system and the ceilings are covered with ½ inch plaster boards and 26 gauge metal; that in addition, the building is now divided into a 5,000 square foot area and 15,000 square foot area by an 8 inch concrete block wall with fireproof self-closing doors at all openings between areas; that the building will be further equipped with such portable fire extinguishing equipment as directed by the Fire Commissioner; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated November 8, 1961, acting on Alt. Applic. 3322-61, Objection Number 3, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that all of the requirements of the resolution adopted by the Board this day under Calendar Number 961-57-BZ Volume II shall be complied with and that a Certificate of Occupancy shall be obtained.

35-59-BZ—Vol. II

APPLICANT—Max Siegel Associates for 30 West 58th Street Corporation and 23 West 57th Street Corporation, owners.

SUBJECT—Application reopened January 30, 1962 for consideration as to extension of term of variance, expires October 18, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a restricted retail use district the extension of existing parking lot for more than five motor vehicles into vacant area.

PREMISES AFFECTED—30-34 West 58th Street, south side, 400 feet west of Fifth Avenue and 23-25 West 57th

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Street, Block 1273, Lots 19, 20, 54, 55 and 56, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on October 18, 1960, this application Volume II was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the impact of the Zoning Resolution effective December 15, 1961 has caused a delay in the ultimate development of these premises for a multi-story conforming building, as originally contemplated; that for this reason, we respectfully request that the subject application be reopened, and the term of variance for the temporary use of these premises for a parking lot be extended for five (5) years; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which will expire by time limitation October 18, 1962; and

WHEREAS, this application was reopened on January 30, 1962 and set for hearing on February 27, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; laid over to March 27, 1962 for inspection and decision; applicant to comply with requirements of previous resolution of the Board; then to April 3, 1962; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated December 7, 1961 on Amended Alt. Applic. 603-60, reads:

"1. Proposed to extend term of variance for additional five (5) years as previously granted under Cal. No. 35-59-BZ, Vol. II, by Standards & Appeals."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on October 18, 1960, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit. . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

160-59-BZ—Vol. II

APPLICANT—Burke and Groh for Catherine, Conchetta, Philomena and James Di Jorio, owners.

SUBJECT—Application reopened November 21, 1961 as Volume 11—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station to provide new accessory building, additional gas tanks and pumps and retain the accessory uses of lubricatorium, car washing (non-automatic) office and sale of accessories, minor repairs with hand tools only and the parking of cars awaiting service in the open area.

PREMISES AFFECTED—33-21 21st Street, northeast corner of 33rd Road, Block 556, Lots 14, 15 and 18, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 30, 1962 after due notice by publication in the

Bulletin; laid over without date for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then to April 3, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 5, 1961 acting on Alt. Applic. No. 1994-58, reads:

"1. The proposed enlargement of the premises (including of lots 14 & 18) and the relocating & reconstruction of the Gasoline Service Station accessory bldg. in a Business Use District to be used for auto washing (non-automatic), lubrication, office & sale of auto accessories, minor repairs with hand tools only is contrary to Art. II Sec. 4(a) of the Zoning Resolution.

2. The proposed use of the unoccupied portion of the premises for parking and storage of cars awaiting service is contrary to Art. II Sec. 4(a) of the Zoning Resolution.

3. Proposed installation of additional gasoline tanks is contrary to Art. II Sec. 4(a) of the Zoning Res.

Note: The above premises was the subject of a variance granted under Cal. #160-59-BZ of the B.S. & A." and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is granted under Sections 7a and 21 of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station, to provide new accessory building, additional gas tanks and pumps and to retain accessory uses of lubricatorium, non-automatic car washing, office and sale of accessories, minor repairs with hand tools only and the parking of cars awaiting service in the open area, on condition that the work shall be done in accordance with drawings filed with this application dated October 6, 1961, 5 sheets; that no ice cube dispensing machines shall be located on the premises; that a brick wall 5 feet 6 inches high shall extend from the accessory building to 33d Road and 50 feet west along the 33d Road street front; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

831-61-BZ

APPLICANT—Herman Kron for L.B. Oil Company Incorporated, owner.

SUBJECT—Application May 25, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, for a stated term of years, the erection and maintenance of a one story building for use as a car wash, auto repairing, incidental painting of cars and the parking and storage of more than five cars in conjunction with the sale of new and used automobiles.

PREMISES AFFECTED—44-54 Highland Boulevard, 8-10 Fanchon Place, southwest corner, Block 3481, Lot 16, Borough of Brooklyn.

APPEARANCES—

For Applicant: Herman Kron.

For Opposition: None.

For Administration: Samuel Bodian, Dept. of Parks.

ACTION OF BOARD—Application withdrawn at the request of the applicant.

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THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

1376-61-BZ

APPLICANT—Samuel Carr for Franshir Realty Company, Incorporated, owner.

SUBJECT—Application August 28, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use district, for a stated term of years, the maintenance of a parking lot for the employees' and employers' cars of the factory building on Lot 1 of Block 228.

PREMISES AFFECTED—47-33 37th Street, east side, 240 feet north of 48th Avenue, Block 228, Lot 16, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Samuel Carr.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative: 0
Negative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 30, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 9, 1961 acting on Alt. Applic. No. 1359-61, reads:

"1. Parking lot for more than 5 cars accessory use for occupants of commercial structures located at 47-55 37 St. (Block 228 Lot 1) no fees to be charged; located on a lot in a residence use district, is contrary to Art. II Section 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended against granting the application; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision h of the Zoning Resolution; and

WHEREAS, the Board found that the applicant failed to substantiate a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution and was therefore not entitled to relief on the grounds of practical difficulty or unnecessary hardship.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 1359-61, Objection No. 1, dated August 9, 1961, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1403-61-BZ

APPLICANT—J. Jacques Stone for Michael Tuch Foundation Incorporated, owner.

SUBJECT—Application September 5, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing one story building, from garage for packaging, mailing, shipping and office, for a temporary term of ten (10) years.

PREMISES AFFECTED—560 St. Johns Place, south side, 283 feet 8 inches east of Classon Avenue, Block 1178, Lot 24, Borough of Brooklyn.

APPEARANCES—

For Applicant: J. Jacques Stone and Richard Reiner.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 30, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 5, 1961 acting on Alt. Applic. No. 2245-61, reads:

"1. Proposed change in occupancy not permitted in a residence use district & contrary to Art. II Sec. 3 of Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing one story building from garage to packaging, mailing, shipping and office, for a term of ten (10) years, *on condition* that the work shall be done in accordance with drawings filed with this application, dated September 5, 1961, 3 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1421-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Carnegie Endowment for International Peace, owner; Chazen's Garage, Incorporated, lessee.

SUBJECT—Application September 11, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a restricted retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—335 East 46th Street, north side, 225 feet west of First Avenue, Block 1339, Lot 17, Borough of Manhattan.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 16, 1962, after due notice by publication in the Bulletin; laid over to January 30, 1962 at request of applicant; then to February 27, 1962 at request of applicant; then to March 13, 1962 at request of applicant, to determine if proposed use is in conformity with the new Zoning Resolution; then to April 3, 1962; applicant to check with Building Department if permissible under the new Zoning Resolution; and

WHEREAS, the decision of the Borough Superintendent, dated August 15, 1961, acting on Alt. Applic. 835-61, reads:

"1. Proposed parking lot for the parking and storage of more than five (5) motor vehicles, located in a

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restricted retail district is contrary to Article II, Section 4-B of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision h of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7h, to permit in a restricted retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years, *on condition* that the work shall conform to drawings filed with this application dated September 11, 1961, 3 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1439-61-BZ

APPLICANT—John J. Tricarico for Glen Terrace Caterers, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension of the proposed accessory parking to an existing establishment into the residence portion of the premises.

PREMISES AFFECTED—5305-5315 Avenue N, north side, 40 feet east of East 53rd Street, 1599 East 53rd Street, Block 7878, Lots 4, 7 and 11, Borough of Brooklyn.

APPEARANCES—

For Applicant: John J. Tricarico.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 30, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 21, 1961 acting on Alt. Applic. No. 2368-61, reads:

"1. Catering, office and parking for patrons partly in retail use district & partly in residence use district is contrary to Art. II Sec. 3 of Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension of the proposed accessory parking to an existing catering establishment into the residence portion of the premises, *on condition* that the work shall be done in accordance with drawings filed with this application, dated September 15, 1961, 3 sheets, except that there shall be no curb cut or opening on East 53d Street; that a split sapling fence 5 feet 0 inches high on steel supports shall be

constructed parallel with the building line on 53rd Street and set back from the building line so as to be in alignment with the front of the dwelling on Lot 12; that the space between the split sapling fence and the sidewalk shall be planted; that bumpers shall be provided in the parking space where cars are to be parked; that the parking lot shall be paved with clean cinders or gravel treated with a binder and rolled to grade for proper drainage; that lights shall be provided where required in the parking space and so arranged as to shine only on this property and not on the street or into the residences; that there shall be no signs on East 53rd Street; that all laws, rules and regulations applicable shall be complied with; and that permits shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1461-61-BZ

APPLICANT—F. L. Thompson for Joseph LaCapro, owner, doing business as Beaver Auto Service.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, within the business portion of the premises, the reconstruction and extension of the uses of an existing gasoline service station to include motor vehicle repairs, car washing, lubrication and the extension of the parking area into the residence portion of the premises with a ground sign.

PREMISES AFFECTED—145-31- (145-15 official) Rockaway Boulevard, northwest corner of Inwood Street, Block 12048, Lot 77, South Ozone Park, Borough of Queens.

APPEARANCES—

For Applicant: Frank L. Thompson.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 13, 1962 after due notice by publication in the Bulletin; laid over to April 3, 1962 for continued hearing; applicant to present proof of service; and

WHEREAS, the decision of the Borough Superintendent, dated August 8, 1961 acting on N.B. Applic. No. 720-61, reads:

"1. The proposed demolition and reconstruction of an existing gasoline service station and the addition of motor vehicle repairs, car washing, lubrication and the parking of cars on the business portion of a lot which is partly in a business use district and partly in a residence use district is contrary to Art. 2, Sec. 4a, items 29 & 46 of the Z.R.

2. Proposed parking of cars on the residence portion of the above lot is contrary to Art. 2, Sec. 3 of the Z.R.

3. Proposed ground sign on the business portion of above lot is contrary to Art. 2, Sec. 4a, item 49 of the Z.R."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c, to permit in a business and residence use district, within the business portion of the premises, the reconstruction and extension of the uses of an existing gasoline service station to

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include motor vehicle repairs with hand tools only, car washing, lubrication and the extension of the parking area into the residence portion of the premises for accessory parking, with a ground sign; *on condition* the work be done in accordance with drawings filed with this application dated September 8, 1961, six sheets, and January 24, 1962, one sheet, with the exceptions that a retaining wall shall be constructed in accordance with requirements of the Borough Superintendent of Buildings at the north property line and along Inwood Street, where required; that above the retaining wall or above grade there be constructed on the north property line and along the Inwood Street building line a brick wall three feet high with an iron picket fence, two foot six inches high above the brick, making a total height of 5 feet 6 inches; that the brick wall and picket fence along Inwood Street shall extend from the north property line south to within 30 feet of the corner; that the owner may, if he desires, construct an additional curb cut 30 feet in width on Rockaway Boulevard; that the sign shall be stationary; that the owner may relocate the accessory building nearer to the north lot line, if he so desires, provided he does not encroach upon the residence district; that all laws, rules and regulations applicable be complied with; that permit be obtained, work done and a Certificate of Occupancy be obtained within the requirements of Section 22A of the Zoning Resolution.

1478-61-BZ

APPLICANT—Leonard Lazarus for John Martinelli and Tobias Miller, owners; Runway 10 Incorporated, lessee.
SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, F area district, the maintenance of a parking lot to provide parking spaces for a proposed hotel that is not on the same lot.
PREMISES AFFECTED—150-24 135th Avenue and 150-11 to 150-19 (150-15 official) North Conduit Avenue, and 135-02 to 135-10 151st Place, northwest corner, Block 12132, Lots 22 and 25, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Leonard Lazarus.
For Opposition: Freddie Blocker.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 20, 1962 after due notice by publication in the Bulletin; laid over to April 3, 1962 for applicant to submit brief on Board's jurisdiction under the new amendment.

WHEREAS, the decision of the Borough Superintendent, dated August 16, 1961 acting on Alt. Applic No. 600-61, reads:

"M-2. Accessory parking lot in a residential use district not located on the same lot with proposed hotel is contrary to Art. IV Sec. 19B sub. c Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21, to permit in a residence use, F area district, the maintenance of an accessory parking lot to provide parking spaces for a proposed hotel under construction, *on condition* the work be done in accordance with drawings filed with this application dated

September 15, 1961, two sheets; *on further condition* that there will be no curb cut and no entrance to the parking lot on 151st Place; that a brick wall three feet high with a 2 foot 6 inch iron picket fence on top, making a total height of 5 feet 6 inches be constructed entirely around the lot with the exception of the entrance on 135th Avenue; that proper bumpers shall be provided where cars are to be parked; that the lot be paved with clean cinders or gravel treated with a binder and rolled to proper grade for drainage; that lighting shall be furnished which will be directed into the lot and away from the adjoining streets and residences; that all laws, rules, regulations applicable be complied with; that no signs shall be used except as required by the License Department; that permit be obtained, work done and Certificate of Occupancy be obtained within the requirements of Section 22A of the Zoning Resolution.

1543-61-BZ

APPLICANT—Burke and Groh for Isabel Costa and Edward J. Madden, owners, Shell Oil Company, lessee.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution, to permit in a retail use district, the extension in area and reconstruction of an existing gasoline service station with accessory uses, auto washing (non-automatic), lubrication, office, sale of accessories, minor repairs with hand tools only and the parking of cars awaiting service with a ground sign.

PREMISES AFFECTED—149-04 14th Avenue, southeast corner of Cross Island Parkway, Block 4660, Lots 19 and 22, Whitestone, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.
For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 20, 1962 after due notice by publication in the Bulletin; laid over to April 3, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 4, 1961 acting on N.B. Applic. No. 2033-61, reads:

"1. Erection of gasoline service station, auto washing (non-automatic), lubrication, office, sale of auto accessories, minor repairs with hand tools only, parking of cars awaiting service in a retail use district is contrary to Art. II Sec. 4A of the Zoning Resolution.

2. Proposed ground signs in a retail use district is contrary to Art. II Sec. 4A of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision f of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7f of the Zoning Resolution, to permit in a retail use district, the extension in area and reconstruction of an existing gasoline service station, with accessory uses, non-automatic car washing, lubrication, office, sale of accessories, minor repairs with hand tools only and the parking of cars awaiting service, with a stationary ground sign, *on condition* that the work shall be done in accordance with drawings filed with this application, dated October 6, 1961, 1 sheet, and February 21, 1962, 4 sheets with the exception that a brick wall 5

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6 inches in height shall be constructed along the easterly lot line except where the accessory building occurs; that the roof of accessory building shall be of incombustible material; that the middle curb cuts on Cross Island Parkway and on 14th Avenue shall be omitted; and that the owner may relocate the easterly curb cut on those streets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1544-61-BZ

APPLICANT—Samuel Rosenblum for Vincent Sabella, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence and local retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—3225 Throop Avenue, west side, 90.23 feet south of East Gun Hill Road, Block 4618, Lot 36, Borough of The Bronx.

APPEARANCES—

For Applicant: Samuel Rosenblum.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; laid over to March 20, 1962 for inspection and decision; applicant to file agreement in regard to parking and show zoning districts on drawing; hearing closed; then to April 3, 1962, applicant to submit revised drawings; and

WHEREAS, the decision of the Borough Superintendent, dated September 13, 1961 acting on Alt. Applic. No. 704-61, reads:

"1. In a Residence and Local Retail district the proposed "Parking of more than 5 motor vehicles" is contrary to Art. II Sect. 3 and 4-C of the Zon. Res. and is therefore denied."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c of the Zoning Resolution, to permit in a residence and local retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles, *on condition* that the work shall be done in accordance with drawings filed with this application, dated March 27, 1962, 2 sheets revised; that any retaining walls required by the Borough Superintendent shall be constructed by the owner at his expense; that the hours of operation of the parking lot shall be restricted to the hours of operation of the supermarket; that a gate shall be built on the Throop Avenue front of the same material as the fence and kept locked after hours of operation of the supermarket; that the parking is to be accessory to the supermarket; that all laws, rules and regulations applicable shall be complied with; and that permits shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1569-61-BZ

APPLICANT—Carl H. Salminen for Anna I. Von Sholly, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station, lubritorium, car wash, minor motor vehicle repairs with hand tools only, office, storage, open parking of motor vehicles waiting to be serviced and public parking with a ground sign for a temporary term of twenty years.

PREMISES AFFECTED—137-36 35th Avenue, 35-08 Leavitt Street, southwest corner, Block 4906, Lot 19, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Carl H. Salminen.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; laid over to March 20, 1962 at request of applicant; then to April 3, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 15, 1961 acting on N.B. Applic. No. 3293-61, reads:

"1. Gas station, lubritorium, car wash, minor motor vehicle repairs with hand tools only, office, storage, open parking for motor vehicles waiting to be serviced & public parking in a retail use district is contrary to Art. II Sec. 4-A of Z.R.

2. Ground sign in a retail use district is contrary to Art. II Sec. 4-A of Z.R."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21 of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station, with accessory uses of lubritorium, non-automatic car washing, minor motor vehicle repairs with hand tools only, office, storage, open parking of cars awaiting service and public parking, with a stationary ground sign, for a term of twenty (20) years, *on condition* that the work shall be done in accordance with drawings filed with this application dated October 13, 1961, 5 sheets; that a three foot high brick wall with a 2 foot, 6 inch high iron picket fence above, making a total height of 5 feet, 6 inches, shall be constructed along the west lot line; that shrubbery 5 feet in width shall be planted inside this fence, protected from the parking area by a 6 inch concrete curb; that face brick shall be used on all sides of the accessory building; that curb cuts shall be located in such a way as to preserve the existing trees; that any signs erected shall be stationary; that all laws, rules and regulations applicable shall be complied with; that entrance to the men's toilet shall be from inside the building; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

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1586-61-BZ

APPLICANT—Crinnion and Crinnion for Rose Golden and Mollie Dorfman, owners.

SUBJECT—Application October 10, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of a sales lot for motor vehicles of the pleasure type previously granted by the Board to a miniature golf course.

PREMISES AFFECTED—1965 Bruckner Expressway, north side, 164.52 feet west of Pugsley Avenue, Block 3787, Lots 43, 44, 45 and 46, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 13, 1962 after due notice by publication in the Bulletin; laid over to March 27, 1962 for inspection and decision; hearing closed; then to April 3, 1962 for decision at applicants' request; to submit additional proof as to need for non-conforming use; and

WHEREAS, the decision of the Borough Superintendent, dated October 9, 1961 acting on Alt. Applic. No. 787-61, reads:

"1. In a residence use district, proposed change of use from sales lot for motor vehicles of the pleasure car type only, to a miniature golf course is contrary to Art. II, Sect. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7e of the Zoning Resolution, for a term of five (5) years, to permit in a residence use district, the change in use of a sales lot for motor vehicles of the pleasure type, previously granted by the Board, to a miniature golf course, on condition that the work shall conform to drawings filed with this application, dated October 10, 1961, 5 sheets; that a hedge 4 feet high shall be planted along the north lot line inside the wire fence; that any lighting installed shall be shaded so as not to shine on adjoining properties or the street; that the golf course shall not be operated after 10 p.m.; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1750-61-BZ

APPLICANT—Max Siegel Associates for Leo Silver, owner; New York State Dept. of Labor, Employment Div., lessee.

SUBJECT—Application November 14, 1961—decision of the Borough Superintendent, under Section 19A (j) of the Zoning Resolution, to permit in a retail -1 and business -1 use, B area district, the removal of the existing required loading berth in an 8 story and cellar office and storage building to provide additional office space.

PREMISES AFFECTED—247-259 West 54th Street, north side, 81 feet 3 inches east of 8th Avenue, Block 1026, Lot 8, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 20, 1962, after due notice by publication in the Bulletin; laid over to April 3, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 13, 1961, acting on Alt. Applic. 2030-61, reads:

"1. Removal of required loading space contrary to Section 19A of the Zoning Resolution, as building exceeds 75,000 sq. feet of office area."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 19A(j) of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 19A(j) of the Zoning Resolution, to permit in a retail-1 and business-1 use, B area district, the removal of the existing required loading berth in an 8-story and cellar office and storage building, to provide additional office space, on condition that the work shall be done in accordance with drawings filed with this application dated November 14, 1961, 4 sheets; that the loading and unloading which is necessary for the building shall be done after 6 p.m.; that this grant is effective during the present occupancy of the building; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

Adjourned 1:10 P. M.

James P. Mulroy, Secretary

REGULAR MEETING

TUESDAY AFTERNOON, APRIL 3, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

158-49-SM

APPLICANT—Bidoro Manufacturing Company, owner.

APPEARANCES—

For Applicant: Modesto Callejo.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

158-49-SM—Amendment to resolution as to additional model of vacuum breaker.

Bidoro Manufacturing Company, East Northport, New York, requested that the resolution adopted June 7, 1949 under Calendar Number 158-49-SM be reopened and amended so as to include an additional vacuum breaker.

USE: Vacuum breaker.

DESCRIPTION: The device is a bottom inlet side outlet pipe applied atmospheric type vacuum breaker. It consists of a two-part body, the top part of which screws into the lower part. Incorporated in the top part are the air

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ports, the guides for the poppet valve, and a plastic air inlet seat ring. The guide for the poppet screws into the top part of the body. The poppet guide holds the plastic air inlet seat ring in the top part of the body.

The poppet valve is in two parts; the upper part telescopes into the lower part.

The air inlet seat ring is made of nylon.

INSPECTION AND TEST: The device has been approved by the City of Detroit and the Committee on Test has decided to accept that approval in lieu of further testing.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted June 7, 1949 under Calendar Number 158-49-SM be reopened and amended so as to include the additional vacuum breaker, Model F-1, for use in hot or cold water application, on condition that the requirements of the resolution adopted June 7, 1949 under Calendar Number 158-49-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

72-59-SM

APPLICANT—Armstrong Cork Company, owner.
APPEARANCES—

For Applicant: M. A. Gensler.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
72-59-SM—Amendment to resolution as to additional fire resistive rating.

Armstrong Cork Company, New York, requested that the resolution adopted June 2, 1959 and amended at various times through October 17, 1961 under Calendar Number 72-59-SM be reopened and amended so as to permit the material known as Acoustical Fire Guard Tile and Acoustical Fire Guard Lay-In Unit Boards to be rated as a one-hour fire resistive ceiling material.

USE: Incombustible acoustical tile to be rated as a one-hour fire resistive ceiling material.

DESCRIPTION: The tile and board are the same material as that previously approved under this Calendar Number.

INSPECTION AND TEST: The tiles and board were approved as a component part of a floor and ceiling construction.

The construction was such that the ceiling system was in contact with the lower flanges and the temperatures were recorded on the flanges of the joists. The temperature rise did not exceed 800°F as permitted under C26-600.0 through C26-603.0 Administrative Building Code for use as a short span ceiling for the protection of structural steel. The complete reports, Underwriters' Laboratories Files R4177-3 and R4177-8, are on file with and are part of the record.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted June 2, 1959 and amended at various times through October 17, 1961 under Calendar Number 72-59-SM be reopened and amended so as to permit the material known as Acoustical Fire Guard Tile 12" x 12" 5/8" and Fire Guard Lay-In Unit Boards, 24" x 24" x 5/8"; 24" x 36" 5/8" and 24" x 48" x 5/8", for use as a short span one-hour fire resistive ceiling, on condition that all other re-

quirements of the resolution adopted June 2, 1959 and amended at various times through October 17, 1961 under Calendar Number 72-59-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

912-60-SM

APPLICANT—United States Gypsum Company, owner.
APPEARANCES—

For Applicant: William W. Bainbridge.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Becker 4
Negative: Commissioner Klein 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
912-60-SM—Amendment to resolution as to additional fire resistive rating.

The United States Gypsum Company requested by letter that the resolution adopted on April 18, 1961 and amended July 18, 1961 under Calendar Number 912-60-SM be reopened and amended to include new uses.

USE: Fire rated Acoustical Tile as a component part of a 1 hour fire resistive floor and/or ceiling construction with wood joists and as a one and 1½ hour ceiling when supported by standard concealed metal Z spline suspension system on Class 1 or 2.

DESCRIPTION: The acoustical tile is incombustible fire rated mineral acoustical tile Acoustone 90 and 120 previously approved under this calendar number.

INSPECTION AND TEST: A floor and/or roof construction of wood joists with fire rated mineral acoustical tile Acoustone 90 as a component part of the assembly was tested at the Underwriter's Laboratory in accordance with the requirements of C26-609 Administrative Building Code and ASTM Designation E 119.

The construction was as follows:

Nominal 2" by 10" wood joists were spaced 16" on centers with nominal 1" x 3" bridging. A subflooring nominal 1" by 6", and nominal 1" by 3" finished flooring was applied on top of the joists. The under side of the wood joists was protected by a ceiling of incombustible fire rated mineral acoustical tile. Acoustone 90 secured by Steel Z splines 12" on centers. The bottom flanges of the Z spline are inserted in the kerfs of the tile.

Flat steel splines are inserted in the kerfs of the other two edges of the tile between the concealed Z splines. A spring steel spacer is used at each tile at the end of the row only and the clip perpendicular to the Z splines.

The Z splines are secured to the joists by USG steel clips. A clip was placed at each end of each spline and 32" to 48" along it (each 2nd or 3rd joist). Each clip was secured to the joist by two 1½" long nails.

3/8" space was left between the end of the Z splines and the walls.

A finishing channel was applied at the walls and 1/8" space was left at the joints of adjacent pieces of channel.

In accordance with the requirements of ASTM designation E 119 for Fire Rating Procedures and Testing the assembly was loaded under test to provide a uniform live load of 71.5 psf and a fiber stress in the joists of 1200 psi.

The assembly successfully met the 1 hour fire endurance test of E 119 for a 1 Hour floor and/ceiling construction.

The complete report USA Underwriter's Laboratory Re-

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tardant 4351-3, November 24, 1961, is on file with and is part of the record. The assembly is rated Floor and Ceiling Design No. 15-1 Hour.

Another test was conducted at the Underwriter's Laboratory in accordance with ASTM Designation E 119. The assembly consisted of 2" of concrete over bar joists. The underside was protected by a ceiling of incombustible fire rated mineral acoustical tile Acoustone 90 secured by steel Z splines 12" on centers.

The Z splines were attached by approved wire clips to 1½ CR Channels 4'-0" on centers. The bottom flanges of the Z spline were inserted in the kerfs of the tile. Flat steel splines were inserted in the kerfs of the other two edges of the tile between the Z splines.

In accordance with the provisions of Section C26-603.0 of the Administrative Code, the incombustible fire rated mineral tile Acoustone 90 qualified for a short span fire resistive ceiling of 1½ hour rating.

The complete report USA Underwriter's Laboratory Retardant 4351-1 dated June 30, 1960, is on file with and is part of the record.

Another test was conducted at the Underwriter's Laboratory in accordance with ASTM Designation E 119. The assembly was identical to that immediately above except that the incombustible fire rated mineral tile Acoustone 120 had aluminum foil factory applied to the back of the tile.

In accordance with the provisions of Section C26-603.0 of the Administrative Code, the incombustible fire rated mineral tile Acoustone 120 qualified for a short span fire resistive ceiling of 2 hour rating.

The complete report USA Underwriters' Laboratory Retardant 3451-4 dated August 15, 1961, is on file with and is part of the record.

RECOMMENDATION: On the basis of the Underwriter's Laboratory tests previously conducted on incombustible fire rated mineral acoustical tile Acoustone 90 and 120 and the Underwriter's Laboratory test on this specific wood joist assembly as detailed in ULR-4351-3 using the same fire rated tile Acoustone 90, the Committee on Test recommends the approval of USG incombustible fire rated mineral acoustical tile Acoustone 90 for use as a component part of a one hour fire resistive floor and or roof or ceiling assembly under the pertinent sections of the Administrative Building Code wherein a one hour floor and or roof assembly is permitted using wood joists, on condition that the use is in accordance with the Underwriter's Laboratory Test on this report detailed above.

The Committee on Test further recommends that incombustible fire rated mineral acoustical tile Acoustone 90 and Acoustone 120 of themselves when supported by USG concealed Z spline system with metal splines between tile, attached to a standard grillage of 1½" cold or hot rolled channels not over 4'-0" on centers, shall be approved as a 1 and 1½ hour ceiling under the provisions of Section C26-603.0 of the Administrative Building Code in all classes of construction where a one hour or one and one half hour incombustible ceiling is permitted or required.

The Committee on Test recommends that incombustible fire rated mineral Acoustical Tile Acoustone 90 and 120 having previously been approved for fireproofing of concrete floors and or ceilings for 1½ and 2 hours respectively shall also be approved as a 1½ and 2 hour assembly when used with 2" thick poured in place reinforced gypsum concrete roof or 2" metal edge gypsum plank as provided under Section C26-575.0, the gypsum decks having previously been approved under Calendar Number 236-38-SM for the gypsum concrete deck and Calendar Number 310-40-SM for the gypsum plank.

The Committee on Test further recommends that all plans submitted to the Department of Buildings showing the proposed use of this material shall be marked "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 912-60-SM" and all cartons in which the incombustible fire rated mineral acoustical tile Acoustone 90 or 120 is marketed, shall bear

the Underwriter's Laboratory seal of approval and re-examination service.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

208-61-SA

APPLICANT—George D. Roper Corporation, owner;
Sears, Roebuck and Co., agent.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

208-61-SA—George D. Roper Corporation, owner, Kankakee, Illinois, filed for the approval of the appliance known as Kenmore Gas Range, various models for use in New York City under the provisions of Article 12, Chapter 26, Administrative Building Code and the Multiple Dwelling Law. USE: A domestic gas fired range for cooking purposes.

DESCRIPTION: These ranges are basically similar except they vary as to accessories, styling and cabinet design.

Listed below are the models requested for approval that correspond to the models not as yet approved by the Board which are AGA approved:

REQUESTED FOR APPROVAL	AGA APPROVED
KENMORE	
711A—also known as 103.711610	103.710610
715A—also known as 103.715610	103.714610
721A—also known as 103.721610	103.720610
731A—also known as 103.731610	103.730610
735A—also known as 103.735610	103.734610
757A—also known as 103.757610	103.756610
761A—also known as 103.761610	103.760610

30 INCH RANGES

The Model 711A is a free standing range.

Top Section: The range has a divided top with four steel burners.

The front burners are rated 12,000 BTU/hr, Natural and 10,000 BTU/hr, L.P. gases. The rear burners are 9,000 BTU/hr, Natural and 8,000 BTU/hr L.P. gases. The wire grates have a charcoal enamel finish. The burners have a low input pilot and 4 standard gas valves with V-top design black knobs without trims. The burner box bottom is black japan and the areation pans are black porcelain. At top rear of range there is a background body which conceals the vent, finished in Hi-White enamel, with screening in gray.

Upper Section: The oven interior and oven bottom have a ground coat porcelain finish. The oven racks are of standard nickel. The oven burner is steel, rated 23,000 BTU/hr, with oven baffle. The oven control is manual with V-top knob. Use oven thermostat having pilot fitting and adjusting screw.

Lower Section: Medium size drop broiler with broiler pan and grid in ground coat porcelain finish. There is no safety pilot in the broiler section.

The oven and broiler doors have 2—13 inch chrome handles. Model 715A: This model is similar to the Model 711A except: the backguard is modified.

Top section has white porcelain areation pans and 3 point cast iron grates. Model 721A is similar to Model 711A except: The backguard is modified.

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Top section has white porcelain areation pans and cast iron grates, griddle plate and a cover. The griddle burner is steel—1961 burner head less trim. A 5th burner in top section is optional equipment. The 4 standard gas valves have Slenderella knobs. The top burner drip trays are finished in porcelain enamel.

On upper section there are oven door adjusters and the oven door with glass is removable. The racks are of deluxe chrome less front trim.

The oven and broiler doors have 2—15½ inch long handles.

Model 731A is similar to Model 721A except for the following: The backguard is modified.

In top section there is 4 Hi-Lo simmer set gas valves, the 4 burners to have "Lo-Turn Down" feature. Also there is a Wilcolator oven thermostat.

The upper section interior finish and oven bottom is blue-gray porcelain. The oven door has a deluxe frame for door glass.

In the lower section the interior finish, broiler pan and broiler pan grid is blue-gray porcelain.

The body front frame has a blue-gray finish. The body sides are full depth.

The oven door has a full length handle and the broiler has a 15½ inch handle.

Model 735A is similar to Model 731A except for the following. The top section does not have the Wilcolator "X" oven thermostat.

In the upper section interior finish and oven bottom is of ground coat porcelain. The oven door glass does not have the deluxe frame.

The lower section has a medium size drop door broiler. The interior finish, broiler pan and grid are of ground coat porcelain.

The body front frame has a ground coat porcelain finish.

36 INCH RANGES

Model 757A is similar to the 30 inch ranges except for the following: The width of the range is 36 inch and has a left compartment section. The backguard is modified.

The top section burner box bottom is of black Japan, 2 recessed white porcelain areation pans, the grates are of cast iron, top burners are steel with 1961 head trims, 4 standard gas valves. The front burners are rated at 12,000 BTU/hr, natural and 9,000 BTU/hr L.P., the rear burners are 9,000 BTU/hr, and 8,000 BTU/hr L.P. The oven is rated 23,000 BTU/hr, all gases. Also there is a Wilcolator "X" oven thermostat.

The 20 inch right hand oven section interior has a ground coat porcelain finish. The oven racks are standard nickel with center bar. The oven burner is steel. The oven has an interior light and glass and frame with standard trim in door. There are provisions in oven section for a rotisserie (optional equipment).

The broiler section has a medium size drop door and swing out broiler, the interior finish, broiler pan and grid are of ground coat porcelain.

The left compartment interior is finished in black Japan, and has a shelf. The full length door interior, with stiffeners has a ground coat lining.

The body finish is white porcelain, front frame is ground coat porcelain, and has leg levelers.

The oven and broiler door each have a 13 inch long, and the left compartment door has 2—8½ inch short door handles.

The top burners knobs are black, "V-type."

Model 761A is similar to Model 757A except for the following: The backguard style is the same as Model 721A except use a 20 watt fluorescent top light. Add backguard vent trim in bright chrome.

The top section has a grille plate over top surface and a cover. On griddle burner use 1961 of burner head less trim. A 5th burner in top section is optional equipment. Burner trays are of porcelain enamel finish. There is a Robtshaw B-J oven thermostat.

The range interior is of blue-gray finish.

The upper section oven racks are deluxe chrome less trim.

I light in oven. The oven door has adjusters and removable feature. The broiler pan and grid has a blue-gray finish.

The left hand full length door interior surface with stiffeners has a blue-gray lining.

The body front frame has a blue-gray finish. The oven and broiler each have a 15½ inch long handle, and the left compartment door has 2—8½ inch short handle.

The gas valve and griddle slenderella knobs are 1961 design. The oven slenderella is of 1960 design. No thermostat burner knob.

The griddle is rated at 12,000 BTU/hr for natural gas and 10,000 BTU/hr for L.P. gas.

INSPECTION AND TEST: All data on details of construction was examined at the Board by Assistant Architect T. W. Farricker.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Kenmore Gas Range, various models for use in New York City under the provisions of Article 12, Chapter 26, Administrative Building Code and the Multiple Dwelling Law provided each range bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 208-61-SA." Further, that these ranges not approved by a recognized laboratory but made to the specifications shall be installed in accordance with C26-695.0.2b.

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

466-61-SM

APPLICANT—Cellulite Corporation for The Gilman Brothers Company, owner.

APPEARANCES—

For Applicant: Edward Broadbent.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

466-61-SM—The Gilman Brothers Co., Gilman, Conn., filed for approval of the material known as Cellulite under the provisions of C26-191.0 Administrative Building Code.

USE: Perimeter and roof insulation.

DESCRIPTION: The material Cellulite is an expanded polystyrene and is made into boards, widths ranging from 12" to 50" and lengths from 4'-0" to 12'-4" and in thickness from ½" to 8" in ¼" increments and from 10" to 20" in 2" increments.

The material weights 1.0 to 1.25 lbs. per cu. ft. and its thermal conductivity, (BTU) (Hr) (FT²) (F°) (in) = 0.23 at 40°F.

INSPECTION AND TEST: The material was tested in accordance with Guide Specifications for Military Construction, Dept. of Army Corp. of Engineers CE-204.

The test consists of compressive strength, moisture absorption and thermal conductivity. In all tests the material met the requirements.

The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Cellulite for voluntary use in New York City as perimeter insulation for concrete slab-on-ground floor or foundations under the provisions of C26-191.0 Administrative Building Code, which

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may be placed on ground, held by back fill or bonded to concrete surfaces with a cement mortar, emulsion type asphalt adhesive or rubber mastic. The Committee further recommends that the material Cellulite may be used as a combustible insulation as permitted under C26-619.0 Administrative Building Code, on condition that all cartons in which the material is marketed, or if supplied unwrapped, the shipping tickets, bills of lading and/or invoices shall be tagged, stamped or labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 466-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

629-61-SM

APPLICANT—J. H. Walsh for The Celotex Corporation, owner.

APPEARANCES—

For Applicant: John H. Walsh and Richard P. Adams.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Not Voting: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

629-61-SM—Celotex Corp., Chicago, Illinois, filed for approval of the material known as Celotex Protectone Mineral Fiber Acoustical Tile under the provisions of C26-461.0 Administrative Building Code.

USE: A component part of a fire resistive floor and ceiling construction.

DESCRIPTION: The tile is a mineral fiber acoustical tile either $\frac{5}{8}$ " or $\frac{3}{4}$ " in thickness having various surface patterns and when used as an acoustical ceiling in conjunction with various floor systems, various fire resistive floor and ceiling constructions are attained.

INSPECTION AND TEST: Various combinations of floor and ceiling constructions were tested at the Underwriters Laboratories in accordance with the requirements of C26.588.0 through C26-590.0 Administrative Building Code.

Type 1.—Consisting of 2" concrete floor supported by open web steel joists protected by $\frac{5}{8}$ " or $\frac{3}{4}$ " thick acoustical tile. In construction, the joists are spaced 2'-0" on centers and $\frac{3}{8}$ " expanded ribbed lath is placed on top of the joists as a reinforcing for the concrete. The concrete is then poured to a depth of 2" over the joists. Zee runner channels spaced 12" on centers or H & T spaced 24" on centers are attached to the lower flanges of the steel joists by means of #11 or #13 respectively steel wire clips. The acoustical tile, 12" X 12" to 24" X 24" X $\frac{5}{8}$ " or $\frac{3}{4}$ " thick provided with butt type kerfed edges to be supported by either Zee bar or H & T bar runners.

When Zee runners are used the leg of the Zee is inserted into the kerf of the tile and each consecutive course of tile is supported by the Zee runners. Short lengths of flat splines are to be installed into the kerf perpendicular to the Zee runners. When H runners are to be used the bottom flanges of the H runners are to be inserted into the kerfs at the opposite ends of the tile. Tee splines are then to be inserted between the adjacent tiles perpendicular to the H runners. Access may be accomplished through the ceiling tile by including suspension members as depicted by Drawings R 4349-11, R 4349-2, R 4349-8 and R 4349-4.

Type 2.—Consists of a floor and ceiling assembly consisting of a wood floor supported by wood joists protected with a $\frac{3}{4}$ " and $\frac{5}{8}$ " thick acoustical tile ceiling. The joists are spaced 16" on centers, subflooring is then laid diagonally across the joists, building paper is then laid over the subflooring and finally the finish floor is laid perpendicular to the joists. Nailing hangers, are attached to alternate joists and "H" channels, spaced 2'-0" on centers, and running perpendicular to the joists are attached to the nailing hangers. The tile is installed by inserting the leg of the "H" channel into the kerf of the tile and each succeeding tile is attached to the adjacent tile by means of a tee inserted in the tile. The construction is in accordance with Drawing R 4349-3 and 8.

Type 3.—Basically the same as Type 1 except that the tile was $\frac{3}{4}$ " or $\frac{5}{8}$ "—12" X 12" in thickness and containing air ducts and lighting fixtures. The duct openings not exceeding 110 sq. in. per 100 sq. ft. of ceiling area, the opening protected by steel damper held open by 160°F fusible link lighting fixtures not to exceed 25 sq. ft. per 100 sq. ft. of ceiling area. The construction is in accordance with Drawing 4349-6 and 8.

Type 4.—Consists of 2½" concrete slab supported by steel joists and provided with a ceiling of $\frac{5}{8}$ " thick tile and in sizes of 2'-0" X 2'-0" and 2'-0" X 4'-0". The construction is in accordance with Drawings 4349-7 1 and 2.

Type 5.—Basically the same as Type 4 except that there are openings in the ceiling for an air diffuser and for lighting fixtures. The construction is in accordance with Drawings 4349-9 1 and 2.

Type 6.—Consists of a 2½" concrete on top of a cellular steel floor with provisions for air diffuser and for lighting fixtures. The ceiling consists of the 12" X 12" X $\frac{3}{4}$ " or $\frac{5}{8}$ " T & G and kerfed tile. The construction is in accordance with Drawing 4349-5 1 and 2.

Results of the test were as follows:

Type 1, Type 3, Type 4, Type 5 successfully met the requirements of a 2 hour fire resistive floor and ceiling construction.

Type 2 successfully met the requirements of a 1 hour fire resistive floor and ceiling construction.

Type 6 successfully met the requirements of a 4 hour fire resistive floor and ceiling construction.

The complete reports of the Underwriters Laboratories are on file with and are part of the record.

RECOMMENDATION: On the basis of the tests and the data submitted by the applicant, the Committee on Test recommends the approval of the material known as Celotex Protectone Mineral Fiber Acoustical Tile for use in New York City as a component part of a fire resistive floor and ceiling construction with hourly fire resistive ratings as described under the heading "Inspection and Test" for classes of buildings wherein the above described rated floor and ceiling construction are permitted under the pertinent sections of the Administrative Building Code on condition that all plans submitted to the Department of Buildings showing the proposed use of this construction shall be labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 629-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

1029-61-SM

APPLICANT—Johns-Manville Sales Corporation, owner.

APPEARANCES—

For Applicant: A. E. Shultis.

ACTION OF BOARD—Material approved in accordance

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with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and Com-
missioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
1029-61-SM—Johns-Manville Sales Corporation, New York,
filed for approval of the material known as Johns-Manville
Asbestos Tile, Johns-Manville Vinyl Asbestos Tile, Johns-
Manville Industrial Flooring Plank and Johns-Manville
Bridge Plank under the provisions of C26-667.0.4 Adminis-
trative Building Code.

USE: Resilient floor covering.

DESCRIPTION: Johns-Manville Asphalt Tile

Johns-Manville Asphalt Tile is composed of specially
graded Asbestos Fibres, inert mineral fillers and pigments
which are cemented or bound together by Asphaltic and or
Cumar resins. These materials are mixed in an internal
mixer of the Banbury type at elevated temperatures, con-
trolled automatically at predetermined ranges. The process
of mixing is continued on rubber mills where the rollers are
maintained at uniform temperatures through automatic con-
trols. After completion of the mixing operation on the roll-
ing mills, rough sheets are pulled off the mills and trans-
ferred to the calendering line where they pass first through
heated chromium plated steel rolls and are compressed to
the proper thickness and density and the surface of the
sheet rendered smooth. The sheet is trimmed to width before
it passes into the next rolls which impart texture and sur-
face finish and cut it to size for further processing. In each
of these sets of rolls the temperature is thermostatically
controlled and is permitted to vary only when units of dif-
ferent colors or thicknesses are being manufactured. The
cut sheets are next carried on a belt around the surface of
a large cooled drum, where, under thermostatic control they
are cooled to proper cutting temperature. The sheets are
then conveyed to the cutting dies where the individual tiles
are die punched. The cut tiles are then carefully inspected
and submitted to various tests outlined in Federal Specifi-
cation SS-T-306b.

The finished product is then cartoned into special cushion
type corrugated boxes which are identified by Manufactur-
er's Name—style size and quantity together with a code
number designating year—day and shift of manufacturing
plant.

Johns-Manville Vinyl-Asbestos Tile (Terraflex)

Tile consists of a thoroughly blended composition of ther-
moplastic binder, asbestos fibres and other fillers and pig-
ments. The thermoplastic binder consists of polyvinyl chlo-
ride resin compounded with suitable plasticizers and stab-
ilizers.

The process of manufacturing Vinyl Asbestos tile is on
the same equipment and under similar procedural opera-
tions as before described for Asphalt Tile. Johns-Manville
Vinyl Asbestos Tile complies with Federal Specification
L-T-00345 (COM-NBS) Aug. 28, 1959.

Johns-Manville Industrial Flooring Plank

Johns-Manville Industrial Flooring Plank is ½" thick x
12" x 24" in black color only. This product is composed of
blown and natural asphalts, graded saturated organic fibres
and specially graded mineral fillers. The above selected in-
gredients are placed in a heavily constructed sigma blade
mixer which stem jacketed so that temperature of mixture
is kept at desired levels.

Mixing operation is continued until an even consistency
is reached. The lot mix is then extruded under pressure by
means of a brick type extruder and cut immediately into
billets approximately 24" long. Hot billets pass through
calender rolls to desired thickness and while hot—die cut
to finished size 12" x 24" and finally cooled in a water bath.
Random samples from each batch are taken and subjected
to rigid inspection tests, hardness, brittleness and dimen-
sional tolerances of Johns-Manville Manufacturing Specifi-
cations.

Johns-Manville Asphalt Bridge Plank— Plain and Mineral Surfaced

Johns-Manville Asphalt Bridge Plank, composed of as-
phalt, specially graded, shredded, saturated organic fibres,
and graded mineral fibres, is furnished either smooth or
Mineral Surfaced. For smooth surfaced plank, the afore-
mentioned ingredients are placed in a heavily constructed
sigma blade mixer which is steam jacketed so that the tem-
perature of mixture may be kept at desired levels. The mix-
ing operation is continued until an even consistency is
reached and the hot mixture extruded under pressure by
means of brick type extruder into a continuous ribbon
length. Leaving extruder, plank is transferred to a water
cooled belt. When properly cooled, plank passes through
steel calendered rolls to form to desired size. Plank is then
cut to desired lengths of 3'0" - 6'0" etc. by means of a cir-
cular saw. Cut plank, sprinkled with graded sand to pre-
vent sticking in handling. When cool, burrs are trimmed
from sides and ends. Plank is ready for packaging and
shipment.

Johns-Manville Mineral Surfaced Asphalt Bridge Plank
is manufactured similarly to smooth surface plank except
that plank is extruded 12" wide and cut to approximate 24"
lengths.

Before embedding of mineral aggregate, billets are kept
warm and placed in die cavity of 12" x 24". Approximately
one pound per square foot of surface area of plank, of
heated, hard—dense trap rock, or similarly approved min-
eral aggregate graded ⅜" to ½" is spread uniformly over
the plank and pressed firmly into the plank under hydraulic
pressure. The use of the embedded trap rock is to improve
skid resistance of plank.

All batches of both plain and Mineral Surfaced plank are
made under rigid Johns-Manville Manufacturing Specifica-
tions for hardness, brittleness and dimensional tolerances.
INSPECTION AND TEST: Samples were inspected by
Assistant Engineer J. A. Darts, and it was noted that the
plank ranged in thickness up to 2 inches.

RECOMMENDATION: The Committee on Test recom-
mends the approval of the material known as Johns-Man-
ville Asbestos Tile, Johns-Manville Vinyl Asbestos Tile
and Johns-Manville Industrial Flooring Plank for use in
New York City under the provisions of C26-667.0.4 Admin-
istrative Building Code.

The Committee further recommends that as the material
known as Johns-Manville Bridge Plank is available in thick-
ness exceeding the allowable ½" maximum as permitted
under C26-667.0.4 Administrative Building Code, that when
the thickness exceeds the ½" that the use be limited to in-
dustrial floor surfacing application and when the thickness
is ½" or less then the material may be installed in accord-
ance with C26-667.0 Administrative Building Code on con-
dition that each carton shall be marked "Approved by the
Board of Standards and Appeals for use in New York City
under Calendar Number 1029-61-SM"

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does
hereby approve this material in accordance with the above
report.

1182-61-SM

APPLICANT—Termocrete Company, Incorporated, owner.
APPEARANCES—

For Applicant: William Schwandt.

ACTION OF BOARD—Material approved in accordance
with the report and recommendation of Committee on
Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

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THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
1182-61-SM—Termocrete Co., Inc., Belleville, New Jersey, filed for approval of the material known as Air In under the provisions of C26-191.0 and the Rules for Use of Air Entrained Portland Cement adopted under Calendar Number 64-55-SR.

USE: Air entraining agent for portland cement, types 1, 2 and 3 concrete.

DESCRIPTION: The material is a combination of denatured alcohol, coconut fatty acid, water and a derivative of licorice root. The percentages are of a proprietary nature and are therefore not divulged.

INSPECTION AND TEST: The applicant has submitted the reports of tests conducted by the R. W. Hunt Co., which basically showed that the compressive strength of the concrete is reduced as the air content increases when the W/C ratio is held constant. Each 1% of air increase, reduces the 90 day strength but it was found that when the concrete contained 5 to 6%, the strength of the concrete is less seriously affected. The complete report is on file with and is part of the record.

RECOMMENDATION: On the basis of the data filed by the application, the Committee on Test recommends the approval of the material known as Air In as manufactured by Termocrete Co., Inc., Belleville, New Jersey, for voluntary use in New York City as an air entraining agent for portland cement concrete on condition that any concrete made with this product shall comply with the requirement of the rules adopted April 4, 1955, under Calendar Number 64-55-SR and further that the amount of Air In used shall not be more than 2 oz. per sack of cement and that containers in which the material is marketed shall be labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1182-61-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

1246-61-SA

APPLICANT—Copymation, Incorporated, owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
1246-61-SA—Copymation, Incorporated, Chicago, Illinois, filed for approval of the appliance known as Ammo Matic Ammonia System (for white printing machines) under the provisions of C26-191.0 Administrative Building and C19-191.0 Administrative Code.

USE: For use in dry diazo print developing.

DESCRIPTION: The Ammo Matic Ammonia System consists of an I.C.C. cylinder containing 150 lbs. of liquefied ammonia piped to a Copymation print developing machine wherein the ammonia gas under reduced pressure not exceeding 10 p.s.i. is supplied to a trough in which there is water supplied from a storage container and forms a developing solution for making white prints in the same manner as previously made by such machines using a strong water solution of ammonia supplied to the machine from a storage container.

The use of the 150 lb. ammonia cylinder enables approximately 350 hours of operation before the cylinder is replaced.

Cylinder gas pressure is reduced to 10 p.s.i. maximum by means of a Bastian-Blassing regular after which the gas is passed through a flow meter control which enables pressure adjustment to less than 10 p.s.i. as may be required.

A pressure gauge is installed in the line to indicate feed pressure and a solenoid valve is installed to close passage in the feed line whenever the machine is stopped or if a power failure should occur. A pressure relief valve set at not over 250 p.s.i. is installed in the high side of the supply line. Flexible connections between cylinder and print machine is by means of a length of armored, flexible high pressure stainless steel hose.

INSPECTION AND TEST: An Ammo Matic Ammonia System with Copymation Lancer Model print developing machine was inspected at 60 East 56th Street, New York City, by Ass't. Engr. G. F. Sklenarik. Mr. M. Parker represented the applicant. The print developing machine was equipped with an exhaust duct capable of exhausting 550 cfm. to outdoors, to remove excess ammonia vapors from the process.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Ammo Matic Ammonia System with the Copymation white printing machines for use in New York City when installed in accordance with this report and to the satisfaction of the Fire Commissioner, provided:

1. That only one cylinder per machine is used and is secured by chain or other suitable means to prevent accidental toppling.

2. That the relief valve used is set at not over 250 p.s.i. and is not less than 1/2 inch size with outlet piped outdoors in acceptable manner.

3. That there is an excess flow valve installed in the line at the cylinder outlet.

4. That the room in which the cylinder(s) of ammonia is (are) used is independently ventilated either by mechanical ventilation of not less than 550 cfm or by 12 1/2 sq. ft. of window or door area opening to outdoors. These ventilation requirements are minimum and under certain circumstances may have to be increased to meet other legal requirements.

5. The storage of any reserve ammonia cylinder shall be in such number and in such manner as prescribed by the Fire Commissioner.

The Committee further recommends that each installation shall bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1246-61-SA."

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

1253-61-SM

APPLICANT—Elof Hansson, Incorporated, owner; Harold Perrine, Agent.

APPEARANCES—

For Applicant: Harold Perrine and Nicholas Wolintz.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

MINUTES

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
1253-61-SM—H. Perrine for Elof Hansson, Incorporated, New York City, filed for approval of the material known as Hansoflow Vent Spline Ceiling under the provisions of C26-88.0 and C26-461.0 Administrative Building Code.

USE: Incombustible acoustical tile ceiling with controlled air ventilation.

DESCRIPTION: The ceiling system consists of an approved incombustible acoustical tile ceiling suspended by means of an approved concealed mechanical suspension system.

The leveling spline (non supporting) portion of the suspension system is omitted and the Vent Spline is substituted, running in one direction only.

The vent spline consists of an extruded plastic "U" shaped member, $\frac{1}{4}$ " wide, made part of a slotted spline. A slotted slide fits on tracks between and inside the "U" and controls the air flow through the vent spline. With the slide closed, air flow is stopped. The slotted slide may be opened in varying degrees to the completely open position for required quantities of air flow.

The space above the mechanically suspended acoustical tile ceiling becomes the plenum space for the ventilating system and the air flows through five slots each $\frac{1}{8}$ " x $\frac{7}{8}$ " in size.

INSPECTION AND TEST: A suspended ceiling constructed as herein described was tested at Armour Research Foundation in accordance with the requirements of the Federal Spec. SS-A-118b and the ceiling met the requirements of an incombustible ceiling.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Hansoflow Vent Spline Ceiling for voluntary use in New York City as an incombustible acoustical ceiling on condition that the tile used in conjunction with the system shall be an approved incombustible acoustical tile, that the suspension system shall be an approved system and further that the ceiling system be installed in accordance with the requirements of C26-461.0 Administrative Building Code and all plans submitted to the Department of Buildings shall be stamped "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1253-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

1782-61-SM

APPLICANT—Bernard J. Dwyer for Cellucrete of New Jersey, Incorporated, owner.

APPEARANCES—

For Applicant: Bernard J. Dwyer.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
1782-61-SM—Cellucrete of New Jersey Incorporated, filed for approval of the material known as Cellucrete under the provisions of C26-191.0 and C26-619.0 Administrative Building Code.

USE: Incombustible insulating fill.

DESCRIPTION: The insulating fill is produced by injecting a preformed foam into a mixture of portland cement

and water to produce a material weighing from a minimum of 20 lbs./cu. ft. to 60 lbs./cu. ft. dry density.

The mix is varied to produce the required weight to give the required insulating value, for example to produce a 30 lbs./cu. ft. density, the mix is 7 bags of cement to 42 gallons of water and sufficiently foam to give the weight and a compressive strength of 200 P.S.I.

INSPECTION AND TEST: As all components are of an incombustible nature, the finished material may be classified as an incombustible material under C26-88.0 Administrative Building Code.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Cellucrete for voluntary use in New York City as an incombustible insulating fill on condition that the material shall not be considered to be a structural concrete, that when used as a insulating fill on roofs, the material shall be protected by an approved roofing material and all plans submitted to the Department of Buildings showing the proposed use of this material shall be stamped "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1782-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

898-47-SM

APPLICANT—William W. Bainbridge for The United States Gypsum Company, owner.

SUBJECT—additional sheetrock gypsum wallboard partitions.

APPEARANCES—

For Applicant: William W. Bainbridge.

ACTION OF BOARD—Laid over to April 10, 1962, at 2 P.M. for decision; applicant to submit additional sample.

526-61-SA

APPLICANT—Frigidaire Sales Corporation for Frigidaire Division, General Motors Corporation, owner.

SUBJECT—Application April 24, 1961—Frigidaire Dishwashing Machine, various models, approval of.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to April 10, 1962, at 2 P.M. for decision; applicant to be notified.

1564-61-SA

APPLICANT—Derrick & Hoist Company Incorporated, owner; Andreuzzi and Meltzer, agent.

SUBJECT—Application October 11, 1961—Wulpa-Lift (car park) approval of.

APPEARANCES—

For Applicant: Robert J. Crinnion.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for decision at the request of the applicant; applicant is to submit a further report to the Board.

512-61-A

APPLICANT—Casale and Nowell for American Federation of Arts, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—re Appeal from a decision of the Borough Superintendent; re—Class 3 construction, extension of commercial use, wood doors, stair enclosure, etc.; previously granted on condition.

PREMISES AFFECTED—41 East 65th Street, north side, 181 feet west of Madison Avenue, Block 1380, Lot 28, Borough of Manhattan.

MINUTES

APPEARANCES—

For Applicant: Alvin F. Gunther.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on July 25, 1961, on certain conditions; and

WHEREAS, the resolution was amended on October 31, 1961; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on July 25, 1961, as amended on October 31, 1961, by adding thereto:

"that the existing 1¾ oak doors may be maintained in the doorways leading to the closet and the ladies' lavatory at the lobby of the first floor, as shown on revised drawing marked 'Received February 26, 1962', 1 sheet, on condition that other than as herein amended the resolution above cited shall be complied with in all respects." (Alt. 889/60)

1469-61-A

APPLICANT—Samuel Rosenblum for 4938 Corporation, owner.

SUBJECT—Application September 13, 1961—Appeal from a decision of the Fire Commissioner re—elevator and operator.

PREMISES AFFECTED—49-53 West 38th Street, north side, 219 feet east of Avenue of The Americas, Block 840, Lot 13, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Fire Commissioner, dated September 11, 1961, reads:

"In response to your letter of September 6, wherein you advised that you intend to install the service of the Quick Response Service Company for compliance of the Code requiring an elevator with a competent operator in attendance has been received.

This method may not be accepted as compliance with the Law."

and

WHEREAS, the Board has considered this application and the applicant's statement that Quick Response Service will be maintained for the building.

Resolved, that the decision of the Fire Commissioner dated Sept. 11, 1961, be and it hereby is modified and that the appeal be and it hereby is granted on condition the building conform to drawing filed with this application dated September 13, 1961, 1 sheet, and on further condition that Quick Response Service be maintained for this building under the provisions of General Resolution, Calendar Number 630-56-GR.

1706-61-A

APPLICANT—Samuel Rosenblum for 226 West 37th Street Corporation, owner.

SUBJECT—Application November 10, 1961—Appeal from a decision of the Fire Commissioner re—elevator and operator etc.

PREMISES AFFECTED—226 West 37th Street, south side, 312 feet 6 inches west of 7th Avenue, Block 786, Lot 64, Borough of Manhattan.

APPEARANCES—

For Applicant Samuel Rosenblum.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Fire Commissioner, dated November 1, 1961, reads:

"Replying to your letter of October 27, 1961, please be advised that Section C19-164.0 of the Administrative Code, requires that at least one elevator be kept in readiness for immediate use by this Department, during all hours of the night and day including holidays and Sundays with a competent man in attendance to operate the elevator in every building exceeding one hundred fifty feet in height.

This is a mandatory provision of law which cannot be varied by the Fire Commissioner."

and

WHEREAS, the Board has considered this application and the applicant's statement that Quick Response Service is to be maintained for the building.

Resolved, that the decision of the Fire Commissioner dated Nov. 1, 1961 be and it hereby is modified and that the appeal be and it hereby is granted on condition the building conform to drawing filed with this application dated Nov. 10, 1961, 1 sheet and on further condition that Quick Response Service be maintained for this building under the provisions of General Resolution, Calendar Number 630-56 GR.

1707-61-A

APPLICANT—Samuel Rosenblum for Kenlene Incorporated, owner.

SUBJECT—Application November 10, 1961—Appeal from a decision of the Fire Commissioner re—elevator and operator etc.

PREMISES AFFECTED—264-268 West 40th Street, south side, 75 feet east of 8th Avenue, Block 789, Lot 75, Borough of Manhattan.

APPEARANCES—

For Applicant Samuel Rosenblum.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Fire Commissioner, dated November 1, 1961, reads:

"Replying to your letter of October 20, 1961, please be advised that Section C19-164.0 of the Administrative Code, requires that at least one elevator be kept in readiness for immediate use by this department, during all hours of the night and day including holidays and Sundays with a competent man in attendance to operate the elevator in every building exceeding one hundred fifty feet in height.

This is a mandatory provision of law which cannot be varied by the Fire Commissioner."

and

WHEREAS, the Board has considered this application and the applicant's statement that Quick Response Service is to be maintained for the building.

Resolved, that the decision of the Fire Commissioner dated Nov. 1, 1961 be and it hereby is modified and that the appeal be and it hereby is granted, on condition the building conform to drawing filed with this application dated Nov. 10, 1961, 1 sheet; on further condition that Quick Response Service be maintained for this building under the provisions of General Resolution of the Board, Calendar Number 630-56 GR.

MINUTES

1807-61-A

APPLICANT—Samuel Rosenblum for 39th Street Realty Corporation, owner.

SUBJECT—Application December 5, 1961—Appeal from a decision of the Fire Commissioner re—elevator and operator, etc.

PREMISES AFFECTED—315-321 West 39th Street, north side, 225 feet west of Eighth Avenue, Block 763, Lot 24, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker..... 4

Negative 0

Absent: Commissioner Klein..... 1

THE RESOLUTION—

WHEREAS, the decision of the Fire Commissioner, re—letter dated November 20, 1961, reads:

“Replying to your letter of November 15, 1961, please be advised that Section C19-164.0, Administrative Code, requires that at least one elevator be kept in readiness for immediate use by this department, during all hours of the night and day including holidays and Sundays with a competent man in attendance to operate the elevator in every building exceeding one hundred fifty feet in height.

This is a mandatory provision of law which cannot be varied by the Fire Commissioner.”

and

WHEREAS, the Board has considered this application and the applicant's statement that Quick Response Service is to be maintained for the building.

Resolved, that the decision of the Fire Commissioner dated Nov. 20, 1961 be and it hereby is *modified*, and that the appeal be and it hereby is *granted on condition* the building conform to drawing filed with this application dated Dec. 5, 1961, 1 sheet; on *further condition* that Quick Response Service be maintained for this building under the General provision of general resolution Calendar Number 630-56-GR.

1808-61-A

APPLICANT—Samuel Rosenblum for Handro Corporation, owner.

SUBJECT—Application December 5, 1961—Appeal from a decision of the Fire Commissioner re—elevator and operator, etc.

PREMISES AFFECTED—263-271 West 38th Street, north side, 100 feet east of Eighth Avenue, Block 788, Lot 11, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker..... 4

Negative 0

Absent: Commissioner Klein..... 1

THE RESOLUTION—

WHEREAS, the decision of the Fire Commissioner on letter dated November 20, 1961, reads:

“Replying to your letter of November 15, 1961, please be advised that Section C19.164.0, Administrative Code, requires that at least one elevator be kept in readiness for immediate use by this department, during all hours of the night and day including holidays and Sundays with a competent man in attendance to operate the elevator in every building exceeding one hundred fifty feet in height.

This is a mandatory provision of law which cannot be varied by the Fire Commissioner.”

and

WHEREAS, the Board has considered this application and

the applicant's statement that Quick Response Service is to be maintained for the building.

Resolved, that the decision of the Fire Commissioner dated Nov. 20, 1961 be and it hereby is *modified*, and that the appeal be and it hereby is *granted*, on condition the building conform to drawing filed with this application dated Dec. 5, 1961 1 sheet; on *further condition* that Quick Response Service be maintained for this building in accordance with the requirements of general resolution Calendar Number 630-56-GR.

1809-61-A

APPLICANT—Samuel Rosenblum for 535 8th Avenue Corporation, owner.

SUBJECT—Application December 7, 1961—Appeal from a decision of the Fire Commissioner re—elevator and operator.

PREMISES AFFECTED—535 8th Avenue, west side, 24 feet 9 inches south of West 37th Street, Block 760, Lot 43, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Fire Commissioner, on letter dated November 20, 1961, reads:

“Replying to your letter of November 15, 1961, please be advised that Section C19-164.0, Administrative Code, requires that at least one elevator be kept in readiness for immediate use by this Department, during all hours of the night and day including holidays and Sundays with a competent man in attendance to operate the elevator in every building exceeding one hundred fifty feet in height.

This is a mandatory provision of law which cannot be varied by the Fire Commissioner.”

and

WHEREAS, the Board has considered this application and the applicant's statement that Quick Response Service is to be maintained for the building.

Resolved, that the decision of the Fire Commissioner, dated Nov. 20, 1961 be and it hereby is *modified*, and that the appeal be and it hereby is *granted on condition* the building conform to drawing filed with application dated Dec. 5, 1961 1 sheet; on *further condition* that Quick Response Service be maintained for this building in accordance with provisions of general resolution Calendar Number 630-56—GR.

262-36-A—Vol. I

APPLICANT—Massimo Francis Yezzi for Rosemarie Millford, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired March 12, 1962—re Appeal from a decision of the Borough Superintendent; previously granted on condition.

PREMISES AFFECTED—154-34 Riverside Drive, south side, 465.69 feet northeast of 7th Avenue, Block 4543, Lot 7, Beechhurst, Borough of Queens.

APPEARANCES—

For Applicant: Massimo Francis Yezzi.

ACTION OF BOARD—Request for extension of the term of variance *withdrawn* by applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

291-61-A

APPLICANT—Irwin Emerman for Tyrel Realty Corporation, owner; Michael Stahl, Incorporated, lessee.

MINUTES

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—206-208 Fulton Street, south side, 187 feet 9½ inches west of Church Street, Block 81, Lot 24, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal *withdrawn* at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5
0

401-61-A

APPLICANT—Henry I. Zeisel for Gellman and Zeisel, owner.

SUBJECT—Application March 28, 1961—Appeal from an order and decision of the Fire Commissioner re—sprinkler system, and a decision of the Borough Superintendent re—non-fireproof construction—exits, factory.

PREMISES AFFECTED—216 Centre Street, east side, 150½ feet south of Grand Street, Block 235, Lot 9, Borough of Manhattan.

APPEARANCES—

For Applicant: A. A. Dick.

ACTION OF BOARD—Appeal *withdrawn*.

THE VOTE TO WITHDRAW—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein

Negative: Commissioner Fox 4
1

1126-61-A

APPLICANT—Peter S. Gluck, for Ruth Ratner, owner; Richter and Ratner Contracting Corporation, lessee.

SUBJECT—Applicable July 13, 1961—Appeal from an order and a decision of the Fire Commissioner re sprinkler system.

PREMISES AFFECTED—119-121 Johnson Avenue, north side, 100 feet west of Manhattan Avenue, Block 3060, Lots 23 and 24, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal *withdrawn* at the request of the applicant, the City having taken over the property.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5
0

49-57-A—Vol. II

APPLICANT—Carl H. Salminen for Crawford Realities, Inc., owner; John W. Crawford Company, lessee.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—re Appeal from a decision of the Borough Superintendent—re installation of Dryer contrary to resolution of Board; previously granted on condition.

PREMISES AFFECTED—29-10 20th Avenue, southeast corner of 29th Street, Block 848, Lots 32, 35 and 38, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Carl H. Salminen.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5
0

569-58-A—Vol. III

APPLICANT—Crinnion and Crinnion for Wayne Adam Corporation, owner.

SUBJECT—Application for consideration—reopening as

Vol. III subject to regular procedure—re Appeal from a decision of the Borough Superintendent, re egress, previously granted on condition.

PREMISES AFFECTED—16 East 18th Street, south side, 175.5 feet west of Broadway, Block 846, Lot 65, Borough of Manhattan.

APPEARANCES—

For Applicant: Robert J. Crinnion.

ACTION OF BOARD—Application reopened as Vol III subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5
0

188-61-A

APPLICANT—Humphreys Medicine Company, owner.

SUBJECT—Application February 17, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—57 Prince Street, 273 Lafayette Street, northeast corner, Block 510, Lot 30, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Kandler.

ACTION OF BOARD—Application dismissed for lack of prosecution, by the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5
0

194-61-A

APPLICANT—Joseph Kiell for Ida Ellis, owner.

SUBJECT—Application February 17, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—620 Broadway, south side, 109 feet 4 inches east of East Houston Street, 154 Crosby Street, Block 522, Lot 4, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application dismissed for lack of prosecution, by the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5
0

269-61-A

APPLICANT—Lama, Proskauer and Prober for Mercerway Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block 474, Lot 29, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Laid over to April 17, 1962, at 2 P. M. for decision.

1552-61-A

APPLICANT—Crinnion and Crinnion for Ogden Associates, owner.

SUBJECT—Application October 10, 1961—Appeal from decision of the Borough Superintendent, re—marquee.

PREMISES AFFECTED—1431 Ogden Avenue, west side, 300 feet south of University Avenue, Block 2536, Lot 29, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

ACTION OF BOARD—Laid over to April 17, 1962, at 2 P. M. for inspection and decision, hearing closed.

MINUTES

1711-61-A

APPLICANT—Eustis Dearborn for Harvard Club of New York City, owner.

SUBJECT—Application November 9, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 27 of the Multiple Dwelling Law and Appeal from a decision of the Borough Superintendent re—increase in height of existing class 3 non-fireproof public building.

PREMISES AFFECTED—27-33 West 44th Street, north side, 351 feet west of Fifth Avenue, 26-36 West 45th Street, Block 1260, Lot 20 and 21 (22), Borough of Manhattan.

APPEARANCES—

For Applicant: J. G. L. Molloy, E. Dearborn and L. Borsack.

ACTION OF BOARD—Laid over to May 1, 1962, at 2 P.M. for inspection and decision; applicant is to submit complete drawings.

93-62-A

APPLICANT—Irving P. Marks for Bankers Trust Company as trustee; International Harvester Company, owner; Sears Roebuck and Company, lessee.

SUBJECT—Application January 17, 1962—Appeal from a decision of the Borough Superintendent re—escalators.

PREMISES AFFECTED—2360-2420 Bedford Avenue, 2201-2227 Beverly Road, northwest corner and 149-172 East 22nd Street, Block 5133, Lot 14, Borough of Brooklyn.

APPEARANCES—

For Applicant: Irving P. Marks, Paul E. Getty and Robert W. Schirmer.

ACTION OF BOARD—Laid over to April 17, 1962, at 2 P.M. for inspection and revision of drawings to show shutters on escalators.

1266-25-BZ—Vol. III

APPLICANT—Lama, Proskauer and Prober for New Jerome Holding Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired February 28, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7a, 7i and 7A of the Zoning Resolution, permitting in a business use district, the alteration and rearrangement of an existing gasoline service station and extend the present uses of gasoline station, office and non-automatic car wash, to include lubrication, minor auto repairs with hand tools only, sales and storage of accessories, ground sign and parking of cars awaiting service with sign, curb cut and show window within 75 feet of a residence use district.

PREMISES AFFECTED—668 New Lots Avenue and 622-632 Jerome Street, southwest corner, Block 4307, Lot 22, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. III, on February 28, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on February 28, 1961, only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

“that permits shall be obtained and work completed within one year from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained.” (Alt. 1824/60)

472-37-BZ—Vol. IV

APPLICANT—Lama, Proskauer and Prober for 246 Sears Road Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired March 14, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the reconstruction of an existing gasoline service station, lubricatorium, auto laundry and office and extend the uses to include minor auto repairs, sales of accessories, parking and storage of motor vehicles and the increase of the area of the plot, for a term of twenty (20) years.

PREMISES AFFECTED—2765-2773 Cropsey Avenue and 184-196 28th Avenue, northeast corner, Block 6915, Lot 44, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. IV, on March 14, 1961, on certain conditions; and

WHEREAS, the resolution was amended on October 10, 1961; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on March 14, 1961, as amended on October 10, 1961 only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

“that permits shall be obtained and work completed within one year from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained.” (N.B. 1355/60)

273-39-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Emma Ekholm and Charles Kotan, owners.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7f, 7e, 7i and 7A of the Zoning Resolution, to permit in a retail use district, the erection and maintenance of a gasoline service station with accessory uses of lubricatorium, minor auto repairs, car washing, storage, office, and sales, and parking of cars waiting to be serviced, with curb cuts and ground sign within 75 feet of a residence use district for temporary term of fifteen (15) years.

PREMISES AFFECTED—196-45 to 196-49 (196-47 official) Northern Boulevard and 42-50 to 42-72 Francis Lewis Boulevard, northwest corner, Block 5373, Lots 18 and 22, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on July 1, 1958, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on July 1, 1958, by adding thereto:

“that in the event the owner desires to construct an of-

MINUTES

five mezzanine in the existing accessory building, to install four new approved 550-gallon gasoline storage tanks, six 550-gallon diesel oil tanks, one gasoline pump and one diesel oil pump, and to erect a post standard, within the building line at the intersection of Northern Blvd., and Francis Lewis Blvd., supporting a stationary sign, which may be illuminated, advertising only the brand of gasoline on sale and extending beyond the building line for a distance of not more than four feet, such changes shall be permitted, as shown on revised drawing of proposed conditions marked 'Received February 27, 1962,' 1 sheet, on condition that other than as herein amended the resolution above cited shall be complied with in all respects." (Alt. 4/62)

634-56-BZ

APPLICANT—Lama, Proskauer and Prober for Rego Park Jewish Center, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired March 7, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, permitting in a residence use C and D area district, the erection of a building of Class 1 construction, extending the use of the existing synagogue occupying more than the permitted area.

PREMISES AFFECTED—97-30 Queens Boulevard, south side, 230 feet east of 64th Road and 64-59 to 64-77 Saunders Street, Block 3084, Lot 14, Rego Park, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on March 26, 1957, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on March 7, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on March 26, 1957, as amended through March 7, 1961 only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 94/56)

730-57-BZ

APPLICANT—Lama, Proskauer and Prober for Bartholdi Turecamo, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a residence use district, the erection and maintenance of a gasoline service station, lubricatorium, minor auto repairs, car wash, storage, office and sales, parking and storage of motor vehicles for a stated term of 15 years.

PREMISES AFFECTED—2375-2385 Cropsey Avenue and 8846-8858 24th Avenue, northwest corner, Block 6890, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert and Commissioner Becker 3

Negative: Commissioner Fox and Commissioner Klein 2

THE RESOLUTION—

WHEREAS, this application was granted by the Board on March 25, 1958, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on April 18, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on March 25, 1958, as amended through April 18, 1961 only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 1274/57)

143-58-BZ

APPLICANT—Leonard F. Rothkrug for Oneibern Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired February 28, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7e, 7f, 7h and 7i of the Zoning Resolution, permitting partly in a retail and partly in a residence use district, the erection and maintenance of a gasoline service station, accessory motor vehicle repairs with hand tools only, lubricatorium, car washing, non-automatic, office, sales and parking lot.

PREMISES AFFECTED—1590 Hutchinson River Park, way, southeast corner of Middletown Road and Appleton Avenue, Block 5386, Lots 1, 2, 3, 6, 7 and 8, Borough of The Bronx.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on November 18, 1958, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on February 28, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on November 18, 1958, as amended through Feb. 28, 1961 only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 79/58)

414-59-BZ

APPLICANT—Frederick G. Frost, Jr., and Associates for Phipps Houses, Incorporated, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired December 1, 1960—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution and 60 (1d) Multiple Dwelling Law, to permit in a residence use district, transient parking in an existing multiple dwelling accessory garage.

PREMISES AFFECTED—1275-1291 York Avenue, west side, from East 68th Street to East 69th Street, 437-449 East 68th Street, 440-460 East 69th Street, Block 1463, Lot 21, Borough of Manhattan.

MINUTES

APPEARANCES—

For Applicant: S. Hart Moore and Duncan Elder.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on December 1, 1959, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on December 1, 1959, only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

“that permits shall be obtained and work completed within 6 months from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained.” (Alt. 228/59)

750-59-BZ

APPLICANT—Lama, Proskauer and Prober for Fifty States Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired March 21, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f, 7i and 7e of the Zoning Resolution, permitting in a business use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, car washing, storage room, office, sales, ground signs and parking and storage of motor vehicles for a stated term of 15 years.

PREMISES AFFECTED—858-864 East 167th Street and 1083-1087 Hall Place, southwest corner, Block 2691, Lot 86, Borough of The Bronx.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert and Commissioner Becker 3

Negative: Commissioner Fox and Commissioner Klein. 2

THE RESOLUTION—

WHEREAS, this application was granted by the Board on March 29, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on March 21, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on March 29, 1960, as amended on March 21, 1961 only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

“that permits shall be obtained and work completed within one year from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained.” (N.B. 1263/59)

920-60-BZ

APPLICANT—Carl H. Salminen for Julius Avruch, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7e as to the use area of the Zoning Resolution, to permit in a local retail and residence use, D and G-1 area district, the erection of a two story building occupying more than the permitted area coverage in a D area district with stores on first floor and office on the second floor in the local retail portion of the plot.

PREMISES AFFECTED—156-09 to 156-13 Northern

Boulevard, north side, 72.42 feet east of 156th Street, Block 5272, Lot 7, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Carl H. Salminen.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on June 27, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on June 27, 1961, by adding thereto:

“that the building may be redesigned, rearranged and constructed substantially as shown on revised drawings marked ‘Received March 5, 1962,’ 3 sheets, on condition that other than as herein amended the resolution above cited shall be complied with in all respects.” (N.B. 1221/60)

1081-41-BZ

APPLICANT—Lama, Proskauer and Prober for Corroview Realty, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired March 5, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a local retail use district, the conversion of occupancy of the cellar story of a building to a bowling alley; the said bowling alley having a proposed entrance located more than 25 feet from the business street.

PREMISES AFFECTED—102-43 to 102-55 Queens Boulevard, northeast corner of 68th Road, Block 2137, Lot 1, Forest Hills, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and set for hearing on May 8, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

1012-48-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Mary G. Wallace and Socony Mobil Oil Company, owner.

SUBJECT—Application for consideration—reopening for reconsideration of the Board's action of March 6, 1962—decision of the Borough Superintendent; previously denied, under Section 7a of the Zoning Resolution, to permit in a retail and residence use district, the extension in area and the erection of a one story extension to an existing gasoline service station with lubritorium, minor auto repairs, car washing, utility room, office and sales with parking in the open area, the proposed work includes additional gas tanks, gas pumps, signs and curb cuts.

PREMISES AFFECTED—164-01 to 164-13 (164-05 official), Union Turnpike and 78-31 to 78-41 164th Street, northeast corner, Block 6972, Lots 26, 27 and 29, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and dismissed for lack of jurisdiction on the part of the Board.

MINUTES

THE VOTE TO RECONSIDER—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Becker and Commissioner Klein 4
Negative: Commissioner Fox 1

THE VOTE TO DISMISS—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and Com-
missioner Klein 5
Negative: 0

Adjourned 3:45 P.M.

JAMES P. MULROY, *Secretary*.

REGULAR MEETING

FRIDAY MORNING, APRIL 6, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Com-
missioner Fox, Commissioner Becker and Commissioner
Klein.

156-62-SR

APPLICANT—National Automatic Laundry and Cleaning
Council.

SUBJECT—Proposed amendment to the Rules of the Board
adopted under Calendar Number 156-62-SR; amendment
to the existing rule 7.9.

New matter in italics.

Old matter to be omitted in brackets.

Rule 7.9

All coin-operated dry cleaning units shall have [the] a *max-
imum* dry load capacity [of the unit] as rated by the Board
based on the factor of 2.8 times the cubic feet capacity of
the basket. *Any such unit may have an approved operating
dry load capacity of 7.5 pounds which shall be displayed on
the face of [the] each unit.*

APPEARANCES—

For Applicant: John A. Dwyer, Joseph R. Wiebush, W.
B. White, Harold Trottmann, Joseph DeLorenzo, Mi-

chael Scott, Fred J. Chmielnzki, B. B. Van Korn, Lee
Brandywyne, L. W. Baff, J. J. O'Toole, Joseph Pane-
pinto, and others.

For Opposition: Stanley Goldstein, Max Siegel, Louis
Gelman, and others.

ACTION OF BOARD—Laid over from April 6, 1962,
to April 17, 1962, at 10 A.M. for decision; hearing closed.

Adjourned 12:40 P.M.

James P. Mulroy, *Secretary*

*CORRECTION

The minutes of the meeting of the Board of Standards
and Appeals held on March 27, 1962, as they appeared in
Bulletin No. 14, Vol. 47, hereby corrected to read as follows:

262-36-A—Vol. I

APPLICANT—Massimo Francis Yezzi for Rosemarie Mill-
ford, owner.

SUBJECT—Application for consideration—reopening for
amendment of resolution, re Appeal from a decision of
the Borough Superintendent; previously granted on con-
dition.

PREMISES AFFECTED—154-34 Riverside Drive, south
side, 465.69 feet northeast of 7th Avenue, Block 4543, Lot
7, Beechhurst, Borough of Queens.

APPEARANCES—

For Applicant: Massimo Francis Yezzi.

ACTION OF BOARD—Application for reopening for
amendment of the resolution to permit additional beds,
withdrawn.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative: 0

*Correction: The vote of the Board was omitted and
reads as shown above.

APPEALS AS TO MULTIPLE DWELLINGS

The Legislature, under Chapter 333 of 1948, has clarified Section 60 of the Multiple Dwelling Law by describing the
agency authorized to grant variances under this Section, so as clearly to mean in New York City—the Board of Standards
and Appeals.

Chapter 508 of 1948 has also been adopted by the Legislature, amending the Multiple Dwelling Law to provide,
under new Section 310, for a Board of Appeals. By description the Board of Appeals means in New York City—the
Board of Standards and Appeals. Section 310 is further amended by Chapter 805 of 1959 and provides as follows as to
appeals:

LAWS OF NEW YORK—By Authority Chapter 508 of 1948

§ 310. Board of appeals. 1. As used in this section
"board" shall mean the agency of a city constituted as a
board and authorized by law both to grant variances of the
zoning resolution and to make rules supplemental to laws
regulating construction, maintenance, use and area of build-
ings.

2. Where the compliance with the strict letter of this
chapter causes any practical difficulties or any unnecessary
hardships the board shall have the power, on satisfactory
proof at a public hearing, provided the spirit and intent of
this chapter are maintained and public health, safety and
welfare preserved, and substantial justice done, to vary or
modify any provision or requirement of this chapter, or
any rule, regulation, supplementary regulation, ruling or
order of the department with respect to the provisions of
this chapter, as follows:

a. For multiple dwellings and buildings existing on July
first, nineteen hundred forty-eight, provisions relating to:

- (1) Height and bulk;
- (2) Required open spaces;
- (3) Minimum dimensions of yards or courts;
- (4) Means of egress; or
- (5) Basements and cellars in dwellings erected on or
after April twelfth, nineteen hundred one.

b. For multiple dwellings and buildings erected or to be
erected after July first, nineteen hundred forty-eight, and

such dwellings thereafter altered or to be altered, provisions
relating to:

- (1) Required open spaces; or
- (2) Minimum dimensions of yards or courts.

Variations or modifications may be granted pursuant to this
paragraph b only on condition that open areas for light and
air are provided which are at least equivalent in area to
those required by the applicable provisions of this chapter.

3. An application for such a variance or modification may
be made by any person aggrieved or by the head of any
public agency, within such time and under such procedure,
conditions and rules as may be prescribed by the board. The
board shall fix a reasonable time for the hearing of an
application and shall require that due notice be given of the
time and place of such hearing to the applicant and to the
department. Any person or a duly authorized representative
of any public agency may appear at any such hearing and
be heard on any such application.

4. In every case the board shall state the reason or reasons
for its decision. All decisions of the board shall be subject
to review in the same manner as is provided by law for
review of decisions of such board respecting variances of the
zoning resolution.

5. A record of all decisions of the board, indexed accord-
ing to the section or sections of this chapter affected thereby,
shall be kept in the office of the board. Such record shall
be open to public inspection at all times during business
hours.

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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps **NOT ACCEPTABLE**.

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BULLETIN OF THE BOARD OF STANDARDS AND APPEALS CITY OF NEW YORK

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JOHN B. CINCOTTA, *Chief Clerk*

OFFICE—80 Lafayette Street, 9th Floor, Manhattan, New
York 13, N. Y.

TELEPHONE—WOrth 4-5656, Extensions 500 through 516.

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NOTICE TO APPELLANTS AND APPLICANTS

No appeal or application will be entertained in connection
with which court proceedings are pending or in progress,
unless exception is granted by the chairman, nor accepted
which is not filed within thirty days from the date of the
action of the Administrative Official.

Any communication purporting to be an appeal or appli-
cation shall be regarded as a mere notice of intention to seek
relief until it is filed on the form required by the rules of
this board.

Upon receipt of any such communication the writer will
be supplied with the official forms for presenting his appeal
or application.

At the time of filing an appeal or application, the appel-
lant or applicant shall forward a signed notice of appeal
addressed to the Administrative Official either Borough
Superintendent of Buildings or Fire Commissioner and file
with this board a duplicate of said notice.

Appellants and applicants are advised that their plans must
indicate the points of the compass so as to establish the true
location and position of the property, the subject of the
appeal or application.

Appeals and applications will be simplified and their dis-
position expedited by conforming to these directions.

MAX H. FOLEY, *Chairman*.

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285-62-BZ—B.Bx.—3065 Westchester Avenue, northwest corner Hobart Avenue, Block 4195, Lots 1, 5, 6, and 7, Borough of The Bronx, N.B. 29-62, re—proposed reconstruction of existing non-conforming use (automatic service station with accessory uses, C-2-2 district (mapped in an R7-1 district)).

286-62-A—F.D.—31-10 Thomson Avenue, southwest corner 31st Place, Block 278, Lot 1, Long Island City, Borough of Queens, F.D. Folder No. T438021, re—proposed hydrogen gas storage.

287-62-SA—Beaver-Advance Hoisting Tower, Model Advance 3000A, (for hoisting material above ground level), manufactured by Beaver-Advance Corp., Appliance.

288-62-SM—Sigmite, (wall coating), manufactured by Sigmite, Inc., Material.

289-62-A—F.D.—291-293 Seventh Avenue, east side, 68 feet 1 inch south of West 27th Street, Block 802, Lot 5, Borough of Manhattan, F.D. Violation Order No. 547835, re—sprinkler system.

290-62-SA—Borg-Warner Heating Equipment, various models, manufactured by York Division—Borg-Warner Corp., Appliance.

291-62-A—F.D.—167-169 Canal Street and 37-39 Elizabeth Street, northwest corner, Block 204, Lot 27, Borough of Manhattan, F.D. Violation Order No. 555923, re—sprinkler system.

292-62-A—B.Q.—126-01 15th Avenue, northeast corner 126th Street, Block 4093, Lot 55, College Point, Borough of Queens, Alt. 1732-60, re—building in bed of mapped street.

293-62-A—B.B.—605 Ocean Parkway, east side, 82 feet, 5 inches north of 18th Avenue, Block 5400, Lot 58, Borough of Brooklyn, Alt. 23-61, re—use of public building in frame construction.

294-62-SA—MIL Coin-operated Dry Cleaning Machine, Three Unit Slot Machine, (coin operated dry cleaning machine using perchlorethylene as solvent), manufactured by Machine Impianti Lavaggio, Appliance.

295-62-A—B.M.—102 Canal Street, south side, 25 feet east of Forsyth Street, 29 Forsyth Street, Block 292, Lots 11 and 13, Borough of Manhattan, N.B. 2082-61, re—single rung iron ladders, stair enclosure, metal ceilings, skylight.

296-62-A—F.D.—2359 Third Avenue and 202 East 129th Street, southeast corner, Block 1792, Lot 45, Borough of Manhattan, Order No. 3344-1, re—sprinkler system.

297-62-A—F.D.—204 East 128th Street, south side, 64 feet 11 inches east of Third Avenue, Block 1792, Lot 45, Borough of Manhattan, F.D. Order No. 3518-1, re—sprinkler system.

298-62-A—F.D.—87-71 Kingston Place, north side, 94 feet west of Wexford Terrace, Block 9845, Lot 22, Jamaica, Borough of Queens, F.D. Order No. 1832-61, re—sprinkler sys-

Restored to Docket

169-61-A—Vol. II—F.D.—680 Broadway, east side, 29 feet south of Great Jones Street, Block 530, Lot 6, Borough of Manhattan, Order No. 478231, re—approved automatic sprinkler system.

280-31-BZ—Vol. II—B.Q.—162-02 to 162-06 Cross Bay Boulevard and 92-10 to 92-18 162nd Avenue, southeast corner, Block 4046, Lot 5, Howard Beach, Borough of Queens, Alt. 25-51, reopened for consideration as to extension of term of variance, re—gasoline service station, auto washing, lubrication, motor vehicle repairs and office—business use district.

329-56-BZ—354-356 West 53rd Street, south side, 175 feet east of 9th Avenue, Block 1043, Lot 56, Borough of Manhattan, reopened for consideration as to extension of term of variance, re—automobile repairs with hand tools only, storage of passenger cars above 2nd floor and roof—retail use district.

610-56-BZ—B.Q.—116-56 Farmers Boulevard, west side, 20.49 feet south of Dunkirk Street, Block 10381, Lot 51, St. Albans, Borough of Queens, Alt. 1662-56, reopened for consideration as to extension of term of variance, re—parking lot—residence use district.

106-56-BZ—B.Bx.—2636 Morris Avenue and 51-53 East 193rd Street, northeast corner, Block 3177, Lots 18 and 59, Borough of The Bronx, Alt. 1204-55, reopened for consideration as to extension of term of variance, re—parking and storage of motor vehicles, etc.—residence use district.

554-60-BZ—B.Q.—86-20 114th Street, west side, 157 feet south of 86th Avenue, Block 9226, Lot 69, Richmond Hill, Borough of Queens, Alt. 960-60, reopened for consideration as to extension of time to complete, re—replacement of the frame structure above the basement floor etc.—E-1 area district.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

RULES

Last Publication

Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier Rules..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland. Rules for Approval and Use of.	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime) ..	Aug. 3, 1937—Vol. 22, No. 31
Coin-Operated Dry Cleaning Establishments, Rules Covering ..	Mar. 29, 1962—Vol. 47, No. 13

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	Last Publication
Dry Cleaning Establishments Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors)	June 15, 1937—Vol. 22, No. 24
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior)	April 15, 1958.
Fire Drill Rules	April 19, 1962—Vol. 47, No. 16
Fire Resistive, Flameproof Materials, etc., Rules for Testing of	Feb. 1, 1962—Vol. 47, No. 5
Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	June 30, 1960—Vol. 45, No. 26
Fireproof Wood, Testing of	Apr. 13, 1937—Vol. 22, No. 15
Gas Shut-Off Rules	Apr. 7, 1925—Vol. 10, No. 14
Hatchway Protection	June 5, 1928—Vol. 13, No. 23
Insulating Fibre Board Rules	Mar. 25, 1952—Vol. 37, No. 13A
Methyl Chloride Rules for Class B and C Refrigerating Systems	Feb. 11, 1947—Vol. 32, No. 6
Oil Burner Rules	June 25, 1959—Vol. 44, No. 25
Opening Protective Assemblies, Rules for Inspection of	May 27, 1954.
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules	Aug. 3, 1937—Vol. 22, No. 31
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply)	Nov. 13, 1956.
Procedure, Rules of	Oct. 8, 1959—Vol. 44, No. 40
Smoking in Factories, Rules for	Feb. 22, 1962—Vol. 47, No. 8
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	Apr. 5, 1962—Vol. 47, No. 14
Sprinkler, Rules	June 29, 1937—Vol. 22, No. 26
Standpipe Fireline Rules	June 8, 1937—Vol. 22, No. 23
Structural Alterations, Reporting	June 7, 1932—Vol. 17, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code) ..	Sept. 3, 1946—Vol. 31, No. 36
Zoning Resolution, Rule to Supplement Section 19-A—	July 11, 1958.

MAY 8, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, May 8, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matter:

1934-61-BZ

APPLICANT—Burke and Groh for Clark Carpet Cleaning Company, owner; O/U/Contract: Greenway Holding Corp.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail and residence use, D and E-1 area, Class ½ height district, the erection of a fourteen story multiple dwelling that encroaches on the required setback and side yards does not provide a yard abutting the residence district, exceeds the permitted floor area in the E-1 district, has less than the required parking spaces and exceeds the permitted height.

PREMISES AFFECTED—223-05 Northern Boulevard, northeast corner of 223rd Street, Block 6329, Lots 1 and 11, Bayside, Borough of Queens.

1935-61-A

APPLICANT—Burke and Groh for Clark Carpet Cleaning Company, owner; O/U/Contract: Greenway Holding Corporation.

SUBJECT—Application December 14, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Sections 4 and 26 sub 2 of the Multiple Dwelling Law re—height, minimum dimensions of yard or courts.

PREMISES AFFECTED—223-05 Northern Boulevard, northeast corner of 223rd Street, Block 6329, Lot 1 and 11, Bayside, Borough of Queens.

789-61-BZ

APPLICANT—Frederick A. Ketcher for Gales Service Station, Incorporated, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7e and 7f of

the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, office, storage, lubrication, accessory car wash, minor motor vehicle repairs with hand tools only and the parking and storage of more than five motor vehicles with a ground sign for a temporary term of fifteen years. PREMISES AFFECTED—2307 White Plains Road, west side, 52.6 feet north of Waring Avenue, Block 4426, Lots 50, 52, and 54, Borough of The Bronx.

1777-61-BZ

APPLICANT—Michael A. Cardo for Constantino Di Tullio, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Sections 7e, 7f and 7A of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, lubricatorium, minor motor repairs (mainly with hand tools), car wash and the parking of more than five cars with show windows within 75 feet of a residence district for a stated term of twenty years.

PREMISES AFFECTED—3251-3259 (3255 official) East Tremont Avenue, and 1201-1211 Puritan Avenue, northwest corner, Block 5331, Lot 1, Borough of The Bronx.

1752-61-BZ

APPLICANT—Henry Nordheim for Jack DeLisi, owner.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use district, parking and storage of motor vehicles.

PREMISES AFFECTED—3114 Villa Avenue, 20 East 204th Street, southeast corner, Block 3310, Lots 29 and 31, Borough of The Bronx.

1747-61-BZ

APPLICANT—Julius S. Rapson for Joseph Parrinello, Jr., owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a retail use district, the sale of gas and oil, office, accessories, car washing, parking of more than five motor vehicles and use of a ground sign.

PREMISES AFFECTED—135-08 131st Street, northwest corner of mapped 135th Road, Block 11865, Lots 39, 40 and 41, South Ozone Park, Borough of Queens.

1642-61-BZ

APPLICANT—Henry C. Brucker for Melvin Handler, owner; Jack Oxenhandler, lessee.

SUBJECT—Application November 1, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, the rehabilitation of an existing gasoline service station with lubricatorium, auto repairs with hand tools only and office.

PREMISES AFFECTED—64-52 Myrtle Avenue, 72-07 Cypress Hills Street, southeast corner, Block 3600, Lot 1, Glendale, Borough of Queens.

1581-61-BZ

APPLICANT—Julius S. Rapson for Bonded Developers Incorporated, owner.

SUBJECT—Application October 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a two story and basement one family dwelling that encroaches on the required setback and rear yard.

PREMISES AFFECTED—117-03 Babbage Street, east side, 8.39 feet south of 117th Street, Block 9260, Lot 39, Richmond Hill, Borough of Queens.

80-54-BZ—Vol. II

APPLICANT—Irwin Emerman for Dryden Hotel Association, owner.

SUBJECT—Application reopened February 14, 1962 as

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Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, B area, Class 1½ height district in an existing 16 story and penthouse multiple dwelling, the increase in the area of the penthouse enlarge the present private dining room, the proposed extension encroaches on the required rear yard and encroaches on the height setback.

PREMISES AFFECTED—148-152 East 39th Street, south side, 100 feet east of Third Avenue, Block 894, Lot 52, Borough of Manhattan.

169-52-BZ—Vol. II

APPLICANT—Abraham Farber for Silvio Castelli, owner.
SUBJECT—Application reopened January 30, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use district, the erection of a one story extension to an existing motor vehicle repair shop into an adjoining lot, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—500-508 Coney Island Avenue and 25-37 Turner Place northwest corner, Block 5341, Lot 23, 24 and 25, Borough of Brooklyn.

1081-41-BZ

APPLICANT—Lama, Proskauer and Prober for Corroview Realty Inc., Owner.

SUBJECT—Application reopened April 3, 1962 for consideration as to extension of term of variance, expired March 5, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a local retail use district the use of the cellar story of a building for bowling alleys, billiard and pool tables.

PREMISES AFFECTED—102-43 to 102-55 Queens Boulevard, northeast corner of 68th Road, Block 2137, Lot 1, Forest Hills, Borough of Queens.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

1224-21-BZ—Vol. II

APPLICANT—Henrietta and Caroline Whitney, owners; Rabco Plastics, lessee.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use district, in an existing public garage previously granted by the Board, the extension of the use to include a factory.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

Hearing closed—Laid over from March 27, 1962 to April 10, 1962, for inspection and decision; then to May 8, 1962, for re-inspection and decision; applicant to submit revised drawing.

1749-61-A

APPLICANT—Henrietta and Caroline Whitney, owners.
SUBJECT—Application filed October 6, 1961—Appeal from a decision of the Borough Superintendent, re—tabular limits, exits, and location of gas pump, storage and parking of hearses.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

1508-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for City Wide Knitwear Processing Company, Incorporated, owner.

SUBJECT—Application September 29, 1961—decision of the

Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the erection of a one story extension to an existing factory for the dyeing and processing of furniture.

PREMISES AFFECTED—87-10 (88-02 displayed) Linden Boulevard, southwest corner of 88th Street, Block 11397, Lot 50, Ozone Park, Borough of Queens.

Hearing closed—Laid over from March 27, 1962 to April 10, 1962, for inspection and decision; then to May 8, 1962, for decision at request of applicant; applicant to submit additional drawings.

MAX H. FOLEY, *Chairman.*

MAY 8, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, May 8, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

94-52-SM

APPLICANT—Keystone Steel & Wire Co., owner—reinforcement for stucco.

587-53-SM

APPLICANT—Keystone Steel & Wire Co., owner—metal corner bead for plaster construction.

274-60-SA

APPLICANT—Republic Appliance Div., Republic-Transcon Industries, Inc., owner—automatic gas storage water heater.

411-61-SM

APPLICANT—Filon Plastics Corp., owner—plastic for light diffuser, glazing in schools and patio roofs.

444-61-SM

APPLICANT—The Peelle Company, owner—opening protective assembly.

573-61-SM

APPLICANT—R. H. Neisel for Johns-Manville Corp., owner—incombustible asbestos sheets.

829-61-SM

APPLICANT—Weiss & Klau for Standard Coated Products, Inc., owner—vinyl wall coverings.

964-61-SM

APPLICANT—The B. F. Goodrich Company, owner—plastic light diffuser.

1151-61-SA

APPLICANT—W. M. Cissell Manufacturing Co., Inc., owner—laundry type steam heated clothes dryer.

1254-61-SA

APPLICANT—The C. A. Olsen Mfg. Co., owner—gas-fired space heaters.

1279-61-SA

APPLICANT—Janitrol Division, Midland-Ross Corp., owner—air conditioner.

1280-61-SA

APPLICANT—Janitrol Division, Midland-Ross Corp., owner—heating and cooling units.

1316-61-SM

APPLICANT—Carlson Hoist & Machine Co., Inc., owner—bucket hoist.

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1407-61-SA

APPLICANT—McIntosh Equipment Corp., for Layne & Bowler, Inc., owner—transfer pumps.

1565-61-SA

APPLICANT—Delco Appliance Division, General Motors Corp., owner—gas-fired warm air heaters.

1600-61-SA

APPLICANT—William Keay for Gilbert & Barker Mfg. Co., owner—gun-type oil burner.

584-61-A

APPLICANT—J. M. Berlinger for David Morgenstern and Manny E. Duell, owners.

SUBJECT—Application May 3, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Sections 216, and 34, of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—60 West 10th Street, south side, 150 feet 6¼ inches east of 6th Avenue, Block 573, Lot 11, Borough of Manhattan.

673-61-A

APPLICANT—Charles M. Shapiro for Battle Creek Finishing Corporation, owner.

SUBJECT—Application May 5, 1961—Appeal from a decision of the Fire Commissioner and Borough Superintendent, re—Paint Spray Equipment.

PREMISES AFFECTED—1515 Hart Place, northwest corner of West 15th Street, Block 6997, Lot 136, Borough of Brooklyn.

1322-61-A

APPLICANT—Saul Goldsmith, for Simon Holland and Son, Inc., owner.

SUBJECT—Application August 14, 1961—Appeal from a decision of the Borough Superintendent, re paint spraying equipment.

PREMISES AFFECTED—1490-1494 Linden Boulevard, south side, 262 feet, 2 inches east of Rockaway Avenue, Block 3644, Lot 73, Borough of Brooklyn.

1488-61-A

APPLICANT—Saul Goldsmith, for Circle Wire and Cable Corporation, owner.

SUBJECT—Application September 27, 1961—Appeal from a decision of the Borough Superintendent, re-removal of interior fire wall.

PREMISES AFFECTED—55-04 to 55-28 Maspeth Avenue and 57-01 to 57-65 Page Place, southeast corner, Block 2610, Lot 524, Maspeth, Borough of Queens.

59-62-A

APPLICANT—Albert Melniker for Robert G. Neylon and Mildred E. Neylon, owners.

SUBJECT—Application January 15, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—43 Watson Avenue, west side, 137.75 feet north of Pearson Street, Block 2631, Lot 52, Travis, Borough of Richmond.

60-62-A

APPLICANT—Albert Melniker for Philip Steinberg, owner.

SUBJECT—Application January 15, 1962—Filed pursuant to Section 36 of the General City Law—re building not facing legal street.

PREMISES AFFECTED—15 Gurdon Street, north side, 100 feet west of Woolley Avenue, Block 474, Lot 179, Westerleigh, Borough of Richmond.

61-62-A

APPLICANT—Albert Melniker for Philip Steinberg, owner.

SUBJECT—Application January 15, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—19 Gurdon Street, north side, 147 feet west of Woolley Avenue, Block 474, Lot 181, Westerleigh, Borough of Richmond.

64-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—18 Dora Street, south side, 154.09 feet west of Woolley Avenue, Block 472, Lot 48, Westerleigh, Borough of Richmond.

65-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—22 Dora Street, south side, 198.09 feet west of Woolley Avenue, Block 472, Lot 46, Westerleigh, Borough of Richmond.

66-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—32 Dora Street, south side, 286.09 feet west of Woolley Avenue, Block 472, Lot 42, Westerleigh, Borough of Richmond.

67-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—36 Dora Street, south side, 328.09 feet west of Woolley Avenue, Block 472, Lot 40, Westerleigh, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

MINUTES

REGULAR MEETING

TUESDAY MORNING, APRIL 10, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon, March 27, 1962, were approved as printed in the Bulletin of April 5, 1962, Vol. 47, No. 14.

1224-21-BZ—Vol. II

APPLICANT—Henrietta and Caroline Whitney, owners; Rabco Plastics, lessee.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use district, in an existing public garage previously granted by the Board, the extension of the use to include a factory.

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PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Joseph Lane.

For Opposition: None.

ACTION OF BOARD—Laid over to May 8, 1962, at 10 A.M. for re-inspection and decision; applicant to submit revised drawing; hearing previously closed.

1749-61-A

APPLICANT—Henrietta and Caroline Whitney, owners.

SUBJECT—Application filed October 6, 1961—Appeal from a decision of the Borough Superintendent, re—tabular limits, exits, and location of gas pump, storage and parking of hearses.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Joseph Lane.

ACTION OF BOARD—Laid over to May 8, 1962, at 10 A.M. for re-inspection and decision in conjunction with Cal. No. 1224-21-BZ, Vol. II; hearing previously closed.

529-40-BZ—Vol. II

APPLICANT—Charles M. Spindler for Sun Oil Company and Elvira DeFalco, owners.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction and extension in area of an existing gasoline service station with accessory uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—1788-1804 Eastern Parkway and 2131-2139 Bergen Street northeast corner, Block 1449, Lots 43 and 47, Borough of Brooklyn.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. for decision at request of applicant; hearing closed.

857-47-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Miled Properties, Incorporated; Socony Mobil Oil Company, lessee.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the reconstruction and extension in area of an existing gasoline service station to provide lubrication, minor auto repairs, car washing, store, utility room, parking and storage of more than five motor vehicles on the open area with a business sign and ground sign.

PREMISES AFFECTED—2173 Grand Concourse, west side, 180.73 feet north of East 181st Street, Block 3162, Lots 40, 41 and 43, Borough of The Bronx.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: None.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for decision; applicant to amend application under section of the amended Zoning Resolution and to obtain a new decision of the Borough Superintendent; The Board at present lacks jurisdiction under the old Zoning Resolution.

1555-61-A

APPLICANT—Lama, Proskauer and Prober for Miled Properties, Incorporated, owner; Mobil Oil Company, lessee.

SUBJECT—Application filed July 25, 1961—appeal from a

decision of the Borough Superintendent, re—Gasoline Tanks.

PREMISES AFFECTED—2173 Grand Concourse, west side, 180.73 feet north of East 181st Street, Block 3162, Lots 40, 41 and 43, Borough of The Bronx.

APPEARANCES—

For Applicant: Alfred A. Lama.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for decision, in conjunction with Cal. No. 857-47-BZ—Vol. II.

229-49-BZ—Vol. V

APPLICANT—Leonard F. Rothkrug and Herbst and Rusciano for Peter I. Feinberg, owner.

SUBJECT—Application reopened January 23, 1962 as Volume V—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the construction and maintenance of a customers and employees parking lot accessory to the adjoining retail uses for a temporary term of years. (No fee to be charged.)

PREMISES AFFECTED—1002-1028 Metcalf Avenue and 1661-1669 Bruckner Boulevard, northeast corner, Block 3721, Lots 1, 8, 10, 14 and 19, Borough of The Bronx.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

For Administration: Samuel Bodian, Dept. of Parks.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. at request of applicant; applicant to submit new drawings and send out new twenty day notices.

215-61-BZ

APPLICANT—Lama, Proskauer and Prober for Gizella Brandwein, owner.

SUBJECT—Application February 24, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, B area district, the erection of a one story building, the entire plot which is in excess of that permitted in a B area district for occupancy as bowling alley, bar, restaurant, kitchen, snack bar, locker rooms, meeting rooms, storage room and accessory rooms, with business signs, for a term of twenty-five (25) years.

PREMISES AFFECTED—1740-1752 (1750 official) Sedgwick Avenue, east side, 221.16 feet north of West 176th Street, Block 2880, Lot 158, Borough of The Bronx.

APPEARANCES—

For Applicant: Alfred A. Lama and Rabbi Isak Leifer.

For Opposition: Frank E. Lammers.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. because of present lack of jurisdiction by the Board.

1136-61-BZ

APPLICANT—Burge and Groh for Timpany Building Corporation, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e), 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback, does not provide the required number of parking spaces and exceed the permitted height within two miles of a designated airport.

PREMISES AFFECTED—168-05 to 168-15 144th Drive, northeast corner of 168th Street, Block 13274, Lot 184, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Marvin Natiss.

For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. at request of applicant; applicant to send out twenty day notices, and to submit corrected papers.

1767-61-A

APPLICANT—Burke and Groh, for Timpany Building Corporation, owner.

MINUTES

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—168-05 to 168-15 144th Drive, northeast corner of 168th Street, Block 13274, Lot 184, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Marvin Natiss.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. at request of applicant; applicant to submit corrected papers.

1137-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e), 9A and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setbacks, does not provide the required number of parking spaces and exceed the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-30 to 144-40 175th Street, west side, 100 feet north of 144th Drive, Block 13274, Lot 237, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Marvin Natiss.

For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 10 A.M. at request of applicant; applicant to send out twenty day notices, and to submit corrected papers.

1768-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—144-30 to 144-40 175th Street, west side, 100 feet north of 144th Drive, Block 13274, Lot 237, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Marvin Natkiss.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. at request of applicant; applicant to submit corrected papers.

1138-61-BZ

APPLICANT—Burke and Groh for Queens F and J Realty Inc., owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e) and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a three story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setbacks and does not provide the required number of parking spaces.

PREMISES AFFECTED—144-60 to 144-70 176th Street, southwest corner 144th Drive, Block 13287, Lot 2, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Marvin Natiss.

For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. at request of applicant; applicant to send out twenty day notices, and to submit corrected papers.

1769-61-A

APPLICANT—Burke and Groh for Queens F and J Realty Inc., owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for Variation

of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of Yard or courts.

PREMISES AFFECTED—144-60 to 144-70 176th Street, southwest corner, 144th Drive, Block 13287, Lot 2, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Marvin Natiss.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. at request of applicant; applicant to submit corrected papers.

1139-61-BZ

APPLICANT—Burke and Groh for Queens F and J Realty Inc., owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e), 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setbacks, does not provide the required number of parking spaces and exceed the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-61, 144-71 and 144-81 176th Street, southeast corner of mapped 144th Drive, Block 13288, Lot 33, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Marvin Natiss.

For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. at request of applicant; applicant to send out twenty day notices, and to submit corrected papers.

1770-61-A

APPLICANT—Burke and Groh for Queens F and J Realty Inc., owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yards and courts.

PREMISES AFFECTED—144-61 to 144-81 176th Street, southeast corner, of mapped 144th Drive, Block 13288, Lot 33, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Marvin Natiss.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. at request of applicant; applicant to submit corrected papers.

1413-61-BZ

APPLICANT—Charles M. Spindler for 30-30 21st Street Corporation, owner.

SUBJECT—Application September 7, 1961—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district on a plot presently occupied as a lumber yard, the erection and maintenance of a gasoline service station, lubricatorium, auto washing (non-automatic) office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—30-36 to 30-46 (30-40 official) 21st Street, 14-50 to 14-58 30th Road, southwest corner, Block 535, lot 46, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. for decision at request of applicant. hearing previously closed.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area dis-

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trict, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, Southeast Corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. for decision; at request of applicant. hearing previously closed.

1429-61-BZ

APPLICANT—Robert Gottlieb for Frank Feller, owner.
SUBJECT—Application September 14, 1961—decision of the Borough Superintendent, under Section 72-21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for not more than four (4) cars for a temporary of five years.

PREMISES AFFECTED—48 West 167th Street, south side, 49.36 feet west of Anderson Avenue, Block 2509, Lot 55, Borough of The Bronx.

APPEARANCES—

For Applicant: Gerald Levy.

For Opposition: None.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for decision; applicant to amend application under new Zoning Resolution and submit findings; hearing previously closed.

1457-61-BZ

APPLICANT—Lama, Proskauer and Prober for Louis L. Rosenberg, owner.

SUBJECT—Application September 14, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicle with a frame shed and business entrances for a temporary term of ten (10) years.

PREMISES AFFECTED—185-189 33rd Street, north side, 200 feet east of 4th Avenue, Block 681, Lot 68, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama and Louis L. Rosenberg.

For Opposition: E. Bragnolotti.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for decision because of the Board's present lack of jurisdiction; hearing previously closed.

1463-61-BZ

APPLICANT—Albert Melniker for John Harmon, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a residence use district the maintenance of an accessory parking lot to an existing funeral home on the adjoining lot located partly in a retail use district.

PREMISES AFFECTED—500 Davis Avenue, west side, 158.25 feet north of Forest Avenue, 149 Regan Avenue, Block 156, Lot 30, West New Brighton, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

For Opposition: None.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. at request of the applicant, for filing of revised application under a different section of the Zoning Resolution; applicant is to file new decision of the Borough Superintendent and to send out new twenty day notices to affected owners.

1481-61-BZ

APPLICANT—Albert Melniker for Jaybar Construction Company, Incorporated owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7h of the

Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten (10) years.

PREMISES AFFECTED—414—West 206th Street, south side, 100 feet west of 9th Avenue, Block 2202, Lot 17, Borough of Manhattan.

APPEARANCES—

For Applicant: Albert Melniker.

For Opposition: None.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for decision because of the Board's present lack of jurisdiction; hearing previously closed.

1490-61-BZ

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 19A (j) of the Zoning Resolution, to permit in a residence use C area district, for a stated term of twenty (20) years the change in occupancy of an existing two story building from a public storage garage to the distribution of candy accessory storage, loading and unloading, office and storage garage with a business sign; with loading provided with existing doors; the warehouse will not have the required loading berth.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

APPEARANCES—

For Applicant Alfred A. Lama.

For Opposition: Stanley Leyden.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. for applicant to amend his application, omitting warehousing; applicant is to revise drawings to show interior loading and unloading spaces; hearing previously closed.

1491-61-A

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owner.

SUBJECT—Application September 19, 1961—Appeal from a decision of the Borough Superintendent re—class 3 construction, change in use, egress, etc.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. for applicant to amend his application and revise drawings; hearing previously closed.

1492-61-BZ

APPLICANT—Andrew Di Camillo for Joseph Cosoia, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a stated term of ten (10) years.

PREMISES AFFECTED—365-367 91st Street, north side, 154 feet 8 $\frac{3}{8}$ inches, west of 4th Avenue, Block 6081, Lots 77 and 78, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for decision because of the Board's present lack of jurisdiction; hearing previously closed.

1508-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for City Wide Knitwear Processing Company, Incorporated, owner.

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SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the erection of a one story extension to an existing factory for the dyeing and processing of furniture.

PREMISES AFFECTED—87-10 (88-02 displayed) Linden Boulevard, southwest corner of 88th Street, Block 11397, Lot 50, Ozone Park, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to May 8, 1962, at 10 A.M. for decision at request of applicant; applicant to submit additional drawings; hearing previously closed.

1556-61-BZ

APPLICANT—Andrew Di Camillo for Anna Crockett, owner; Tank Bottom Incorporated, lessee.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7i and 21 of the Zoning Resolution, to permit in a residence and retail use district, in an existing two story building occupied as boiler room, non-storage garage for not more than 20 cars, office and two family dwelling the extension of the uses to include motor vehicle repair shop.

PREMISES AFFECTED—416 Senator Street, south side, 100 feet east of 4th Avenue, Block 5855, Lot 13, Borough of Brooklyn.

APPEARANCES—

For Applicant: Andrew Di Camillo.

For Opposition: None.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for decision; applicant states present tenant is to vacate; hearing previously closed.

1557-61-A

APPLICANT—Andrew Di Camillo for Anna Crockett, owner; Tank Bottoms Incorporated, lessee.

SUBJECT—Application September 22, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, additional use of motor repair shop.

PREMISES AFFECTED—416 Senator Street, south side, 100 feet east of 4th Avenue, Block 5855, Lot 13, Borough of Brooklyn.

APPEARANCES—

For Applicant: Andrew Di Camillo.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for decision in conjunction with Cal. No. 1556-61-BZ; hearing previously closed.

1567-61-BZ

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—decision of the Borough Superintendent under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing 3 story building from public garage to the manufacture of flashlights and batteries, office, storage and loading and unloading with a business sign for a temporary term of twenty (20) years.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: None.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. at request of applicant.

1568-61-A

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—Appeal from a decision of the Borough Superintendent re—egress, steel stairs, etc.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

APPEARANCES—

For Applicant: Alfred A. Lama.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. at request of applicant.

1570-61-BZ

APPLICANT—Victor G. Madonia for Joseph Vitulli, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use G-1 area district, the erection of a two family dwelling.

PREMISES AFFECTED—45-77 156 Street, east side, 100 feet north of 46th Avenue, Block 5435, Lot 6, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Victor Madonia.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M., applicant to submit five findings under the new Zoning Resolution and new decision from Borough Superintendent.

1662-61-BZ

APPLICANT—Lama, Proskauer and Prober for Clara G. Rabinowitz, B. R. Sheffer, Alan Rabinowitz and Susan R. Malloy, owners; U. S. Electric Manufacturing Corporation, lessee.

SUBJECT—Application November 3, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, in an existing six story cellar building the extension of the present factory for the manufacture of flashlights and batteries to the cellar and first floor.

PREMISES AFFECTED—222-228 West 14th Street, south side, 350 feet west of 7th Avenue, Block 618, Lot 18, Borough of Manhattan.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: Henry Bass.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. for inspection and decision; hearing closed.

1678-61-BZ

APPLICANT—Samuel Rosenblum for Land Sailors Snug Harbor, owner; Repar Realty Corporation, under long term lease (90 years), lessee.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a local retail and residence use district, the use of the surplus parking spaces on an existing multiple dwelling accessory garage for transient parking.

PREMISES AFFECTED—771-785 Broadway, west side, from East 9th Street to East 10th Street, 63-67 East 9th Street, 60-62 East 10th Street, Block 561, Lots 25, 26, 28, 29, 30, 31, 32, 33, 35, and 36, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.

For Opposition: None.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. for inspection and decision; hearing closed.

1679-61-A

APPLICANT—Samuel Rosenblum for Land Sailors Snug Harbor, owner; Repar Realty Corporation, under long term lease (90 years), lessee.

SUBJECT—Application November 10, 1961—Filed pursuant to Section 60, subdivision I, b. of the Multiple Dwelling Law re—transient parking.

PREMISES AFFECTED—771-785 Broadway, west side, from East 9th Street to East 10th Street, 63-67 East 9th

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Street, 60-62 East 10th Street, Block 561, Lots 25, 26, 28, 29, 30, 31, 32, 33, 35, and 36, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. for inspection and decision; hearing closed.

1712-61-BZ

APPLICANT—Larry Meltzer for Minnie Rivner and Anna Peskin, owner; Ideal Department Stores, Incorporated, lessee.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Sections 7a, 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, D area district, the erection of a one story and mezzanine extension to an existing two story and cellar building into the residence portion of the premises to enlarge the existing retail store, the proposed building will exceed the permitted area coverage.

PREMISES AFFECTED—1814-1816 Flatbush Avenue, west side, 117 feet north of East 37th Street, 1045-1047 East 36th Street, Block 7618, Lots 8 and 9, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer.

For Applicant: None.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. for inspection and decision; hearing closed.

1713-61-A

APPLICANT—Larry Meltzer for Minnie Rivner and Anna Peskin, owner; Ideal Department Stores, Incorporated, lessee.

SUBJECT—Application November 16, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 construction, area.

PREMISES AFFECTED—1814-1816 Flatbush Avenue, west side, 117 feet north of East 37th Street, 1045-1047 East 36th Street, Block 7618, Lots 8 and 9, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. for inspection and decision; hearing closed.

1715-61-BZ

APPLICANT—John J. Lynch and James J. Lyons for Frederick Harmeyer, owner; Len-Har Liquor Corporation, lessee under contract.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of an existing one story five car garage to retail stores for a temporary term of years.

PREMISES AFFECTED—129-02 New York Boulevard, southwest corner of 129th Avenue, Block 12276, Lot 59, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: John J. Lynch and James J. Lyons, Jr.

For Opposition: Cedric Clark, Cecil Pigott, Violet L. Lowe, Charlotte Thompson, Vivian Gomez, Dorothy Fraser, Rev. F. Herbert Skeete, Gladys Perkins, Mildred Murphy, Ruth Bryan, Irose Thomas and Luther Thomas.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. for inspection and decision; hearing closed.

1878-61-BZ

APPLICANT—Lama, Proskauer and Prober for Morris R. Weinberg and Philip H. Weinberg, owners.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district for a temporary term of twenty-five years, the erection of a one story building for use as a factory, storage, office, warehousing, manufacturing, display and

sales of drugs and pharmaceuticals, assorted products, sundries and vitamin products with patron and employee parking and loading and unloading in the open area with a business sign, the proposed building exceeds the permitted area coverage encroaches on the required rear yard and setback from a mapped street.

PREMISES AFFECTED—227-15 North Conduit Boulevard, north side, 731.04 feet west of 230th Place, Block 13193, Lot 170, Laurelton, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama and R. S. Hardy.

For Opposition: Max M. Lome.

For Administration: Samuel Bodian, Park Dept.

ACTION OF BOARD—Laid over to April 17, 1962, at 10 A.M. for decision; applicant is to submit additional drawings; objector is to submit statement giving the basis for withdrawal of objection; hearing previously closed.

384-28-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for B. J. Denihan Incorporated, owner.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the change in use of a one story five car garage previously granted by the Board to a storage building for use in conjunction with the existing dry cleaning establishment.

PREMISES AFFECTED—27-37 27th Street, east side, 186.87 feet, north of 30th Avenue, Block 575, Lot 29, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Robert J. Crinnion.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein..... 4
Negative: Vice Chairman Kleinert..... 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 6, 1962 after due notice by publication in the Bulletin; laid over, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 15, 1961 acting on Alt. Applic. No. 1555-61, reads:

"1. To change the present 5 car garage in a Resident use district to a storage building is contrary to Art. II Sec. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting under certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning resolution and that the application be and it hereby is granted under Section 7a of the Zoning Resolution, to permit in a residence use district, the change in use of a one-story, 5-car garage, previously granted by the Board, to a storage building for use in conjunction with the existing dry-cleaning establishment, on condition that the work shall be done in accordance with drawings filed with this application dated October 10, 1961, 8 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

840-49-BZ—Vol. II

APPLICANT—Henry George Greene for Frederico Construction and Realty Company, Incorporated, owner.

MINUTES

SUBJECT—Application reopened January 16, 1962, as Volume 11—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, B area district, the erection of a three story extension to an existing building and occupy the first floor as a restaurant, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—315 East 53rd Street, north side, 176 feet 8 inches east of 2nd Avenue, Block 1346, Lot 8, Borough of Manhattan.

APPEARANCES—

For Applicant: J. G. L. Molloy.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 27, 1962, after due notice by publication in the Bulletin; laid over to April 10, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 3, 1961, acting on Alt. Applic. 1469-61, reads:

"5. Proposed restaurant in a residence use district not permitted, Sec. 3 Zon. Res.

7. Proposed lot coverage excessive, Art. 2 Z.R."

and
WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7e and 21, to permit in a residence use, B area district, the erection of a three story extension to an existing building and use the first floor as a restaurant, the proposed extension to exceed the permitted area coverage, for a term of 20 years, *on condition* that the work shall conform to drawings filed with this application dated December 12, 1961, 7 sheets, except that there shall be no windows in the rear wall of the first floor restaurant extension; that artificial ventilation shall be supplied where required; that the rear shall be paved with concrete and properly drained; that there shall be no storage of garbage or other materials in this rear yard; that the orchestra in the cabaret shall be limited to piano and two string pieces; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

187-51-BZ

APPLICANT—George H. Mack or Delwell Realty Corp., owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of term of variance, expired July 24, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7f of the Zoning Resolution, permitting in a business use district a storage garage.

PREMISES AFFECTED—5905-5923 16th Avenue, northeast corner of 60th Street, Block 5510, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Edwin Bakerman.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on July 24, 1951, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the term of variance extended for five years on July 24, 1956; and

WHEREAS, the applicant states that there have been no structural or other changes on the site since Resolutions adopted by the Board on July 24, 1951 and 1956; that the only changes within 400 feet of the building in this application has been the erection of a bowling alley diagonally across the street from the site at 1570 60th Street, formerly a vacant lot; that the conditions of the Resolution as granted by the Board on July 24, 1956 are being complied with; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation July 24, 1961 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on March 13, 1962 and set for hearing on April 10, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on April 10, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 2, 1962 acting on Alt. Applic. No. 3209-50, reads:

"1. Proposal to extend the term of variance must be submitted to the Board of Standards and Appeals.

Note 1: These premises were the subject of a conditional variance by the Bd. of Standards & Appeals under Cal. #187-51-BZ permitting a Public Garage in a business use district.

Note 2: These premises are now located in an R-5 district under the Amended Zoning Resolution."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 24, 1951 as amended through July 24, 1956 only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five years from the date of this *amended* resolution, to permit; that other than as herein *amended* the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

423-51-BZ

APPLICANT—Morton S. Cahn for Firm Realty, Inc., owner.

SUBJECT—Application reopened February 27, 1962 for consideration as to extension of term of variance, expired February 19, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—163-11 to 163-19 122nd Avenue and 120-52 to 120-60 164th Street, northwest corner, Block 12378, Lots 59 and 62, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Morton S. Cahn.

For Opposition: None.

ACTION OF BOARD—Application withdrawn at the request of the applicant after consideration by the Board.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

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70-55-BZ

APPLICANT—Harry Silverman for Eastern Cold Storage Insulation Company, Inc., owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of time to complete, expired January 13, 1962 and extension of term of variance, expired January 31, 1962—decision of the Borough Superintendent, previously granted on condition under Sections 7c and 21 of the Zoning Resolution, permitting in a retail and restricted retail use districts, the change in use of cellar of 142 East 41st Street, Lot 44, from storage to storage garage and also provide openings in wall of building to east on Lot 41 and also to use the roof of building at 144-148 East 41st Street, Lot 41 for parking of cars; and permitting the extension of garage use into proposed newly excavated cellar and newly constructed fireproof roof at 145-147 East 40th Street; Lots 29 and 30, building to be reduced to 1 story and permitting the extension in rear of building using more than the area permitted.

PREMISES AFFECTED—142-148 East 41st Street, south side, 100 feet west of 3rd Avenue and 145-147 East 40th Street, north side, 150 feet west of 3rd Avenue, Block 1295, Lots 29, 30, 41 and 44, Borough of Manhattan.

APPEARANCES—

For Applicant: Harry Silverman.

For Opposition: None.

ACTION OF BOARD—Term of variance extended and time extended to complete the work.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on July 26, 1955, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened from time to time to extend the time to complete the work and last extended on January 31, 1961; and

WHEREAS, the resolution was amended on December 15, 1959 for a term of one (1) year to permit temporary parking at 145-147 East 40th Street and the term of variance extended for one year on January 31, 1961; and

WHEREAS, the applicant states that an amendment is respectfully requested to the resolution adopted July 26, 1955, as amended through January 31, 1961, to extend the time to complete the work; that pending the extension and reconstruction of the existing garages in accordance with the requirements of the above resolution; that to extend also for two years the temporary parking and storage of more than five motor vehicles on that portion of the premises 145-147 East 40th Street, Lots #29 and #30; that a copy of the temporary Certificate of Occupancy #53705 for the temporary parking term granted by the Board on January 31, 1961, is filed herewith, which expired January 30, 1962; that the amended zoning designation is C5-3; that the use in the buildings formerly on 145-147 East 40th Street was legal garage use, with repair use in one; that the garage use has been a continuing one, without adverse affect on the neighborhood, nor has the temporary parking had any adverse affect; that parking in this area is a very severe problem; that within the past year one 39 story office building has been completed, and a 44 story building is now under construction in the affected area, which added to the other recently constructed large office buildings in the area, creating a severe parking problem; that in addition to the premises 145-147 East 40th Street, the same ownership includes the abutting property on East 41st Street, numbers 136 to 148, and also 141 East 40th Street, with a total assessed valuation of \$990,000; that improvements are contemplated, and at this time #141 East 40th Street is nearing completion as a seven story fireproof office building at a cost of about \$250,000; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had

expired by time limitation January 31, 1962, under Section 11-411 of the amended zoning resolution; and

WHEREAS, the applicant requested reopening of this application and extension of time, to obtain permits and complete the work, which had expired by time limitation January 31, 1962; and

WHEREAS, this application was reopened on March 13, 1962, and set for hearing on April 10, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 9, 1962, acting on Alt. Applic. 2047-54, reads:

"Filed to re-open and extend alteration application for one year in order to file with the Board of Standards and Appeals to re-open and extend the approved variance 70-55-BZ and 71-55-A and:

to extend for two years the temporary use of the premises for a parking lot for more than 5 motor vehicles, granted by the Board of Standards and Appeals Cal. No. 70-55-BZ December 15th, 1959; without voiding the variance to reconstruct the garage as originally granted under Cal. No. 70-55-BZ."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on July 26, 1955 as amended through January 31, 1961 as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this amended resolution; and to further amend the resolution above cited as to the term of variance so that as amended it shall read: "granted for a term of two years from the date of this amended resolution;" that other than as herein amended the resolution as above cited shall be complied with in all respects and a Certificate of Occupancy shall be obtained.

719-55-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Rose Orzo, owner.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district on a plot previously occupied as a parking lot, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, car washing, storage room, office and sales and the parking and storage of motor vehicles with a ground sign for a temporary term of twenty years.

PREMISES AFFECTED—1198-1224 Prospect Avenue, east side, 150 feet north of East 167th Street, and 1151-1163 Stebbins Avenue, Block 2693, Lots 9 and 12, Borough of The Bronx.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: Lydia P. Wilson, Elsie M. Russell, Elizabeth B. Williams and Helen Brown.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 6, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 4, 1961 acting on N.B. Applic. No. 1066-55, reads:

"1. Proposed change of size of building and increase in size of lot on premises for gasoline service station,

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lubritorium, minor auto repairs, car washing, storage room, office and sales and parking and storage of motor vehicles located in a business use district is contrary to Art. II Sect. 4 of the Z.R. and Bd. of S & A Cal. #719-55-BZ.

2. Proposed ground sign in a business use district is contrary to Art. II Sect. 4(a) of the Z.R."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivisions f and i of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district, on a plot presently occupied as a parking lot, the erection and maintenance of a gasoline service station with accessory uses of lubritorium, minor auto repairs, non-automatic car washing, storage room, office and sales and the parking and storage of motor vehicles, with a stationary ground sign, for a term of twenty (20) years, *on condition* that the work shall be done in accordance with drawings filed with this application, dated October 10, 1961, 5 sheets; that there shall be no exit or entrance or curb cut on the Stebbins Avenue front; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

956-55-BZ

APPLICANT—Jacob W. Sherman for The House of Gold Inc., owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of term of variance, expired January 22, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district the wholesale storage and shipping of matches, tobacco and candy products, with loading unloading space.

PREMISES AFFECTED—248-252 Pulaski Street, south side, 266 feet 3½ inches west of Throop Avenue, Block 177 Lot 15, Borough of Brooklyn.

APPEARANCES—

For Applicant: Jacob W. Sherman.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on January 22, 1957, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that although there has been no change to this property nor to adjoining properties, there is a Public School under construction on the southeast corner of Throop Avenue and Pulaski Street; that the Amended Zoning designation is R-6; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation January 22, 1962 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on March 13, 1962 and set for hearing on April 10, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on April 10, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent,

dated December 13, 1961 acting on Alt. Applic. No. 1597-55, reads:

"1. The application for a new Certificate of Occupancy, for an additional term of years, is contrary to the variance granted by The Board of Standards & Appeals under Cal. No. 956-55-BZ, adopted Jan. 22, 1957, Bul. #5, Vol. 42."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on January 22, 1957, only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five (5) years from the date of this *amended* resolution, to permit; *on condition* that the front of the building on Pulaski Street shall have the masonry, the window frames, trim and doors painted and kept in good condition; that other than as herein *amended* the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

557-56-BZ

APPLICANT—De Rose and Cavalieri for Angelina Coscia, owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of term of variance, expired February 13, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, parking lot for more than 5 motor vehicles.

PREMISES AFFECTED—435 East 117th Street, north side, 218 feet west of Paladino Avenue, Block 1711, Lot 16, Borough of Manhattan.

APPEARANCES—

For Applicant: George J. Cavalieri.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on February 13, 1957, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the Board consider this application pursuant to authority vested in the Board by Section 11-41 and 11-411 of the Zoning Resolution; that the site and surrounding area has remained unchanged since the original decision of the Board; that the amended zoning designation is R7-2; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation February 13, 1962; and

WHEREAS, this application was reopened on March 13, 1962 and set for hearing on April 10, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 10, 1962 acting on Alt. Applic. 825-56, reads:

"1. Refer back to the Board of Standards and Appeals for further variance."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on February 13, 1957, only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five (5) years from the date of this *amended* resolution, to permit; that other than as herein *amended* the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

558-56-BZ

APPLICANT—De Rose and Cavalieri for Angelina Coscia, owner.

SUBJECT—Application reopened March 13, 1962 for con-

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sideration as to extension of term of variance, expired February 13, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, parking and storage for more than 5 motor vehicles. PREMISES AFFECTED—450 East 117th Street, south side, 94 feet west of Paladino Avenue, Block 1710, Lot 130 (formerly 30½), Borough of Manhattan.

APPEARANCES—

For Applicant: George J. Cavalieri.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on February 13, 1957 this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the Board consider this application pursuant to authority vested in the Board by Section 11-41 and 11-411 of the Zoning Resolution; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation February 13, 1962; and

WHEREAS, this application was reopened on March 13, 1962, and set for hearing on April 10, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent, and two publications in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 10, 1962, acting on Alt. Applic. 826-56, reads:

"1. Refer back to Board of Standards & Appeals for further variance."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on February 13, 1957, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

25-57-BZ—Vol. III

APPLICANT—Hodges Reavis McGrath and Downey for Davmac Corporation, owner.

SUBJECT—Application reopened October 3, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, E-1 area district, the erection of a one story extension to a building for the manufacturing storage and sale of tires, office and the parking of more than five motor vehicles and the extension of the uses to include wheel alignment, brake adjustment and repairs, the proposed structure exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—221-18 Merrick Boulevard, southeast corner of 221st Street, Block 13100, Lot 26, Laurelton, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein..... 4

Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, public hearing was held on this application on January 23, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision; hearing closed; then to April 10, 1962; applicant to submit revised plan; and

WHEREAS, the decision of the Borough Superintendent, dated July 3, 1961 acting on Alt. Applic. No. 543-61, reads:

"1. The proposed extension of an existing factory building in a retail zone extending into a Residence zone is contrary to Art. II Sec. 3 Zone Res. and the B.S.A. Resol. Cal. 25-57-BZ and is referred back to the Board for its determination.

2. The proposed extension to a building in a "D" area district and extending into an E-1 district which exceeds the permissible area coverage is contrary to Art. II Sec. 15-A(b)(d) of the Zone Res. & the B.S. & A. Res. Cal. 25-57-BZ and is referred back to the Board for its determination.

3. The proposed building extension in an E-1 area district lacks the required side yard contrary to Art. IV Sec. 15-A Zoning Res.

4. The proposed extension of use to Bldg. "B" located in "Retail" use district to include brake repair and wheel alignment is contrary to Art. 2 Sec. 4.a."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is granted under Sections 7c and 21, to permit in a retail and residence use, E-1 area district, the erection of a one story extension to a building for the manufacturing, storage and sale of tires, office and the parking of more than five motor vehicles, and the extension of the uses to include wheel alignment, brake adjustment and repairs; the proposed structure to exceed the permitted area coverage and encroach on the required rear yard, on condition that the work shall conform to drawings filed with this application dated July 28, 1961, 3 sheets and April 6, 1962, 1 sheet revised; on further condition that there shall be no manufacturing or vulcanizing in the new rear extension; that there shall be no windows on any lot line in the rear extension; that the extension shall be built of fireproof, class one construction; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

294-57-BZ

APPLICANT—Frank Negron, owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to extension of term of variance, expired February 2, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, a motor vehicle repair shop for minor repairs with hand tools only.

PREMISES AFFECTED—842 East 150th Street and 574 Union Avenue, southeast corner, Block 2674, Lot 6, Borough of The Bronx.

APPEARANCES—

For Applicant: Frank Negron.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on February 18, 1958, this application was granted by the Board on certain conditions; and

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WHEREAS, this application was reopened and the term of variance extended for two years on February 2, 1960; and

WHEREAS, the applicant requests a five year extension of the variance so that he may retain the motor vehicle repair shop business; that copy of Certificate of Occupancy No. 28861 and a letter indicating that there has been no change in the character of the neighborhood is submitted with this application; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation February 2, 1962, under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on March 13, 1962 and set for hearing on April 10, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on April 10, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 4, 1962 acting on Alt. Applic. No. 243-57, reads:

"1. Proposed use of above premises (located in an R7-1 district) for minor motor vehicle repairing with hand tools only after Feb. 2, 1962 is contrary to Art. II Chapter 2 of the Amended Zoning Resolution and contrary to BS & A Cal. #294-57-BZ and is therefore denied. Not further considered.

2. Reference is made to Art. I, Chap. I, Sect. 411 of the Amended Zoning Resolution."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on February 18, 1958, as amended through February 2, 1960, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

808-59-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for G. Bambino and J. Ferrari, owners.

SUBJECT—Application reopened December 19, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, at an existing diner, the extension of the patron parking area and the installation of a ground sign.

PREMISES AFFECTED—4001-4009 Baychester Avenue and 1959 Strang Avenue northwest corner, Block 4981, Lots 80 and 94, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

For Opposition: James Spinella and Hugo F. Spidaleri.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative 0

Negative; Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 27, 1962 after due notice by publication in the Bulletin; laid over to March 27, 1962 at request of objectors; no appearance for applicant; then to April 10, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 24, 1961 acting on Alt. Applic. No. 890-61, reads:

"1. Proposed extension of an existing drive in restaurant parking area, in a residence use district, is contrary to Art. II, Sect. 3 of the Z.R. & B.S.A. Cal. #808-59-BZ."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board feels that the property can be used for a conforming use; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision a of the Zoning Resolution.

Resolved, that the decision of the Borough Superintendent, dated October 24, 1961, acting on Alt. Applic. 890-61, Objection No. 1 be and it hereby is affirmed and that the application be and it hereby is denied.

816-59-BZ

APPLICANT—Henry Nordheim for Joma Manufacturing Company, Inc., owner.

SUBJECT—Application reopened March 13, 1962 for consideration as to amendment of resolution and extension of time to complete, expired May 17, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for the parking of motor vehicles of the employees of the Joma Manufacturing Company on the adjacent plot, no fees to be charged.

PREMISES AFFECTED—2346-2350 Bruckner Boulevard, south side, 190.86 feet west of Zerega Avenue, Block 3700, Lots 31, 32, 33 and 34, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

For Opposition: None.

ACTION OF BOARD—Resolution amended and time extended to complete the work.

THE VOTE TO GRANT—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the applicant requests reopening of this application for above location, for amendment of certain changes, as per new drawing; that the original plot plan showed two curb cuts and two entrances—now only one curb cut and one entrance is proposed; that it is proposed to omit the wire fence at the rear lot line, where there is a building on adjoining land for 50 feet, and also to omit the wire fence along the east lot line where there is a building under the same ownership of that and site; that the original Resolution called for the erection of a retaining wall on the west lot line; that it is now proposed to omit this wall for the reason that submitted drawing shows a section A-A as to what conditions prevail regarding the slope of the land on adjoining land, with a level 2 foot shoulder from this lot line and then the 30 degree slope down; that at 30 degrees, the soil is at rest; that all other parking lot rules will be complied with; that the amended zoning designation is R3-2; and

WHEREAS, the applicant requested reopening of this application and extension of time, to obtain permits and complete the work, which had expired by time limitation May 17, 1961; and

WHEREAS, this application was reopened on March 13, 1962 and set for hearing on April 10, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on April 10, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 15, 1962 acting on Alt. Applic. No. 1011-59, reads:

"1. The Board of Standards and Appeals granted a variance under Cal. #816-59-BZ, to permit in a residence use district, the maintenance of a parking lot for the parking of motor vehicles of employees of the Joma Manufacturing Company on the adjacent plot and nearby plot, no fees to be charged; and further prescribed that

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all permits be obtained, and that all work be completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

The proposed parking listed in use Group 8, which is now located in an R3-2 District is contrary to Section 32-17 of the Amended Zoning Resolution.

2. The proposed arrangement of conditions as shown on revised plan submitted is contrary to B.S. & A. Resolution, Cal #816-59-BZ."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 17, 1960 as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and to further amend the original Resolution to permit the owner to omit one curb cut and entrance on Bruckner Boulevard; to omit wire fence on that portion of the rear lot line where there is a building on the adjoining land 50 feet long; to omit the wire fence on that portion of the east lot line where there is a building belonging to the same owner on that line; and to omit the retaining wall at the west lot line in accordance with the drawing submitted with this application dated "Received November 27th 1961", one sheet on condition that the fill and stability of the lot are satisfactory to the Borough Superintendent of Buildings; that in all other respects the provisions of the original Resolution shall be complied with, and a Certificate of Occupancy shall be obtained.

1350-61-BZ

APPLICANT—Michael Alfano for Peloso Estates, Incorporated, Joseph Peloso and Alanna Realty Corporation, owners.

SUBJECT—Application August 17, 1961—decision of the Borough Superintendent, under Sections 7e, 7f and 7i of the Zoning Resolution, to permit in a retail use district, the construction and maintenance of a gasoline service station, lubritorium, car wash and minor hand repairs.

PREMISES AFFECTED—3920 East Tremont Avenue, northwest corner of Cross Bronx Expressway, Block 5576, Lot 15, Borough of The Bronx.

APPEARANCES—

For Applicant: Samuel J. Kisseloff.

For Opposition: None.

For Administration: Samuel Bodian, Park Dept.

ACTION OF BOARD—Application withdrawn at the request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

1441-61-BZ

APPLICANT—Philip P. Agusta for Dominic Curcio and Frost Collision Service Incorporated, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a unrestricted and business use district, the erection of a one story extension to an existing motor vehicle repair shop with welding, body and fender repairs, spraying, office and the storage of more than five cars extending into the business portion of the premises.

PREMISES AFFECTED—336-348 Meeker Avenue, 370 Leonard Street, southeast corner, Block 2738, Lots 4 and 5, Borough of Brooklyn.

APPEARANCES—

For Applicant: Philip P. Agusta.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 27, 1962, after due notice by publication in the Bulletin; laid over to March 27, 1962; applicant to send out twenty day notices to owners legally affected; then to April 10, 1962 for inspection and decision; applicant to submit revised plan; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 28, 1961, acting on Alt. Applic. 569-61, reads:

"1. On a lot located partly in a business and partly in an unrestricted use district, the proposed extension of use of auto repairs, welding, body and fender repairs, storage of more than 5 cars, spraying and office is contrary to Article II Section 4(a) & 4.15.29 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c, to permit in an unrestricted and business use district, the erection of a one story extension to an existing motor vehicle repair shop with welding, body and fender repairs, spraying, office and storage of more than five cars extending into the business portion of the premises, on condition that the work shall conform to drawings filed with this application dated September 15, 1961, 1 sheet, March 20, 1962, 7 sheets revised and April 3, 1962, 2 sheets revised; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1571-61-BZ

APPLICANT—Philip P. Agusta for Clarapat Holding Corporation, owner.

SUBJECT—Application September 27, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in an unrestricted and business use district, the erection of a one story building for the storage and fabrication of iron and steel products, welding, loading and unloading, office and the storage of two motor vehicles in conjunction with the adjoining building and use in the unrestricted use district.

PREMISES AFFECTED—92 Withers Street, south side, 51 feet west of Leonard Street, Block 2742, Lot 17, Borough of Brooklyn.

APPEARANCES—

For Applicant: Philip P. Agusta.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 27, 1962 after due notice by publication in the Bulletin; laid over to April 10, 1962 for inspection and decision; applicant to submit revised drawing; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 25, 1961 acting on N.B. Applic. No. 2091-61, reads:

"1. Proposed occupancy in part unrestricted and part business use areas of 'Boiler Rm., office, storage and fabrication of iron and steel products, welding, load-

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ing and unloading and storage of 2 motor vehicles' in conjunction with adjacent building, same owner, is contrary to Article II, Sec. 4a and Sec. 46 of the Zoning Resolution."

and
WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c, to permit in an unrestricted and business use district, the erection of a one story building for the storage and fabrication of iron and steel products, welding, loading and unloading, office, and the storage of two motor vehicles in conjunction with the adjoining building and use in the unrestricted use district, *on condition* that the work shall conform to drawings filed with this application dated September 27, 1961, 4 sheets and April 3, 1962, 3 sheets revised; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1584-61-BZ

APPLICANT—Harry Hurwit for Associated Architects 860 Fifth Avenue, Corporation, owner.

SUBJECT—Application October 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use B area district, the extension of an existing multiple dwelling by enclosing the terrace and thereby exceeding the permitted area coverage.

PREMISES AFFECTED—860 Fifth Avenue, 2 East 68th Street, southeast corner, Block 1382, Lot 69, Borough of Manhattan.

APPEARANCES—

For Applicant: Harry Hurwit and Lea Malvestiti.
For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 20, 1962, after due notice by publication in the Bulletin; laid over to April 3, 1962 for inspection and decision; hearing closed; laid over to April 10, 1962 for decision; and

WHEREAS, the decision of the Borough Superintendent, dated September 25, 1961, acting on Alt. Applic. 857-61, reads:

"A1—The area of this building may not be enlarged by erection of a extension at 2nd story as present occupied area of the lot is the maximum allowed by Section 12(b) of the Zoning Resolution."

and
WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21, to permit in a residence use B area district, the extension of the existing Multiple Dwelling by enclosing the terrace as

shown and thereby exceeding the area coverage, *on condition* that the work shall conform to drawings filed with this application dated October 18, 1961, 4 sheets; on *further condition* that this grant is in effect only so long as the present occupants occupy the affected apartment; that all other laws, rules and regulations applicable shall be complied with.

1598-61-BZ

APPLICANT—Paul Friedman for The 401 East 65th Street Company, owner.

SUBJECT—Application October 23, 1961—decision of the Borough Superintendent, under Section 19B(e) of the Zoning Resolution, to permit in a retail and residence use, B area district in a proposed 16 story multiple dwelling the elimination of the required 30 car accessory garage.

PREMISES AFFECTED—401 East 65th Street, 1212 First Avenue, northeast corner, Block 1460, Lots 1, 2, 3, and 4, Borough of Manhattan.

APPEARANCES—

For Applicant: Paul Friedman.
For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 6, 1962, after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 17, 1961, acting on N.B. Applic. 52-60, reads:

"A4—Elimination of garage is contrary to Article IV, Section 19B of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting under certain conditions; and

WHEREAS, the applicant has submitted to the Board written agreements from nearby garages to furnish the required parking spaces to tenants of the proposed multiple dwelling; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 19B, Subdivision e of the Zoning Resolution.

Resolved that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 19B(e) of the Zoning Resolution, to permit in a retail and residence use, B area district, the elimination of the required 30 car accessory garage in the proposed 16-story Multiple Dwelling, *on condition* that the building shall be constructed in accordance with the drawings filed with this application, dated October 23, 1961, 17 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1626-61-BZ

APPLICANT—Max Siegel Associates for Nummy Realty Corporation, owner.

SUBJECT—Application October 30, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the extension of an accessory parking for a proposed supermarket with business entrances extending into the residence portion of the plot.

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PREMISES AFFECTED—911 Gun Hill Road, 3510 Bronxwood Avenue, northeast corner, 900 East 211th Street, Block 4681, Lots 30, 38, 40 and 42, Borough of The Bronx.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.
THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert and Commissioner Becker..... 3

Negative: Commissioner Fox and Commissioner Klein 2
THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 27, 1962 after due notice by publication in the Bulletin; laid over to April 10, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 17, 1961 acting on N.B. Applic. No. 1609-61, reads:

"1. The proposed accessory commercial parking extending into a residence use district is contrary to Art. II Sec. 3 of Zon. Res.

2. The proposed driveways for commercial purposes located in a residence use district is contrary to Art. II Sec. 3 of the Zon. Res."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7 c, to permit in a retail and residence use district, the extension of an accessory parking lot for a proposed supermarket, with business entrances extending into the residence portion of the plot, *on condition* that the work shall conform to drawings filed with this application dated October 30, 1961, 4 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1639-61-BZ

APPLICANT—Abraham Grossman for Angela Musso and Ida Nicola, owners.

SUBJECT—Application November 1, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, in an existing three story and cellar building, the change in use of the first floor from store and storage to two stores with show windows for a temporary term of twenty years.

PREMISES AFFECTED—267 West 4th Street, 49 Perry Street, northeast corner, Block 613, Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.
THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 27, 1962, after due notice by publication in the Bulletin; laid over to April 10, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 24, 1961, acting on Alt. Applic. 1852-61, reads:

"1. Proposed display window & store is a noncon-

forming use & is not permitted in a residence district, and is contrary to Art. II Sect. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area where inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7e and 21, to permit in residence use district, in an existing three story and cellar building, the change in use of the first floor from store and storage to two stores with show windows for a temporary term of twenty years, *on condition* that the work shall conform to drawings filed with this application dated November 1, 1961, 11 sheets; and *on further condition* that the use of the building shall be limited to that which would have been permitted in a local retail district; that there shall be no flashing signs; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

Adjourned: 12:40 P.M.

JAMES P. MULROY, *Secretary*.

REGULAR MEETING

TUESDAY AFTERNOON, APRIL 10, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

965-57-A—Vol. II

APPLICANT—Hetkin Barshay and Hetkin for Golf House Incorporated.

SUBJECT—Application reopened December 12, 1961—Appeal from a decision of the Borough Superintendent, re—Proposed change in use—Club occupancy.

PREMISES AFFECTED—40 East 38th Street, south side, 80 feet west of Park Avenue, Block 867, Lot 43, Borough of Manhattan.

APPEARANCES—

For Applicant: Bert Tuchman and Sam Rosenblum.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated October 6, 1961 on Alt. Applic. 320-61, reads:

"C-1 Extension of uses contrary to Para. 3 is not permitted by Para. 6 of Zoning Resolution. Justify club use under Para. 3(2) of Zoning Resolution.

C-6 Extension of club use as described in Cal. #965-57-A requires referral back to Board of Standards and Appeals.

C-1 — C-6 Use is not contrary to Para. 3. Justification of club use is evidenced by Certificate of Occupancy No. 30244 and Board of Standards and Appeals resolution #965-57-A. Use proposed is merely that of the Golf Associates, a service not customarily carried on as a business, similar to the uses on the lower floors, which have already been approved

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Reconsideration is again respectfully requested to permit extension of club use as described in Board of Standard and Appeals resolution Cal. #965-57-A without referral back to the Board of Standards and Appeals.

C-2 40# L L permitted for bedroom floors in clubs, 100# L L required for public spaces. Sec. 7,3,2,2,1 and 7,3,2,2,5 of B.C.

C-2 Reconsideration is again respectfully requested to permit load of 40 pounds per sq. ft. for proposed club rooms on 3rd and 4th floors, as present club rooms on these floors have been approved with a live load of 40 pounds per sq. ft."

and
WHEREAS, the premises was inspected by a committee of the Board and the Committee has recommended granting under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated October 6, 1961, acting on Alt. Applic. 320-61, Objection Nos. C-1, C-6 and C-2 be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform with drawing filed with this application, dated October 26, 1961, one, sheet; that the oak doors between the museum and the adjoining stair hall shall be made self-closing; that all stair doors shall be made self-closing; and that the present sprinkler system shall be maintained.

548-60-A—Vol. II

APPLICANT—Charles A. Buckley Jr. for Level Realty Corporation, owner; Alexander's Department Stores, Incorporated, lessee.

SUBJECT—Application reopened September 26, 1961 as Volume II—Appeal from a decision of the Borough Superintendent, re—Enclosure of stairs.

PREMISES AFFECTED—2501 to 2525 Grand Concourse and 2524 to 2528 Creston Avenue, northwest corner, Block 3167, Lots 1, 22, 26 and 72, Borough of The Bronx.

APPEARANCES—

For Applicant: C. A. Buckley, Jr., and H. W. Riemer.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated June 16, 1961 on Alt. Applic. 17-59, reads:

"10. The proposed openings through four floors without proper enclosures is contrary to Sec. C26-638.0 A.C."

and

WHEREAS, the applicant states that the well openings at the ceilings below will be protected by means of a smoke baffle constructed with steel angle frame, metal lath and cement plaster, extending two feet below the ceiling; that a sprinkler water curtain will be provided around the entire smoke baffle, with sprinkler heads spread four feet on centers; that an electrically operated device will be installed which will automatically stop the operation of the escalator motors as soon as the rolling steel shutter is moved; that it is also proposed to install push buttons and indicators at the escalator location which will ring gongs on all floors and be connected with the fire alarm system; that the individual floor supervisors, and an alternate for each, are to be trained in the operation of the shutters, and monthly fire drills will be conducted; that these persons will be charged with the direct responsibility of closing the shutters and operating the fire alarm in case of fire; that the forward leaf of the shutter will be provided with painted letters not less than 3 inches in height station "close to floor" with a directional arrow.

Resolved, that the decision of the Borough Superintendent, dated June 16, 1961, acting on Alt. Applic. 17-59, Objection No. 10, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this

application dated June 28, 1961, 14 sheets and January 31, 1962, one sheet; that the baffles, sprinklers and rolling steel shutters required in connection with the escalators shall be installed as shown on the drawings and that the smoke enclosure partition and door from the first floor to the cellar shall be constructed in accordance with such drawings; and that all other laws, rules and regulations applicable shall be complied with.

558-61-A

APPLICANT—Paul D. Gilbert, for David Satlow, owner.
SUBJECT—Application April 27, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for a variation of Section 34 subd. 1(a) and Section 27 subd. 6 of the Multiple Dwelling Law re—ceiling height, yard level.

PREMISES AFFECTED—575-605 (601 displayed) East 19th Street, east side, 54 feet 8½ inches north of Newkirk Avenue, Block 5219, Lot 40, Borough of Brooklyn.

APPEARANCES—

For Applicant: Paul D. Gilbert.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated April 21, 1961 on Alt. Applic. 251-61, reads:

"1. Ceiling height in Janitor's apartment required to be 9'-0" high Sec. 34 sub. 1(a).

2. Yard level required to be 6" below apartment floor level. Sec. 27 sub. 6."

and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated April 21, 1961, acting on Alt. Applic. 251-61, Objection Nos. 1 and 2, be and it hereby is *modified* under the powers vested in the Board by Section 310 of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform with drawings filed with this application dated April 27, 1961, 7 sheets; that the use of the cellar apartment in question shall be for the janitor only; and that all other laws, rules and regulations applicable shall be complied with.

1519-61-A

APPLICANT—Abraham Grossman for Romiru Realty Corporation, owner.

SUBJECT—Application September 27, 1961—filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 216, subdivision 3 of the Multiple Dwelling Law and Section 34, subdivision 6 of the Multiple Dwelling Law re—creation of cellar apartments.

PREMISES AFFECTED—102 Greenwich Avenue, east side, 126 feet, 6 inches north of West 12th Street, Block 617, Lot 32, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated August 29, 1961 on Alt. Applic. 884-61, reads:

"A1—Proposal to create cellar apts. in above premises contrary to Sect. 216—Sub. 3-b—Mult. Dwelling Law and 34 Sub.6 M.D.Law."

and

WHEREAS, the premises and surrounding area were in-

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spected by a committee of the Board and the Committee recommended against granting this appeal.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 884-61, Objection No. A-1, dated August 29, 1961, be and it hereby is *affirmed* and that the appeal be and it hereby is *denied*.

1599-61-A

APPLICANT—Abraham Grossman, for Gussie Weingarten and Sol Berkowitz, owners.

SUBJECT—Application October 23, 1961— filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 34, subdivision 6 of the Multiple Dwelling Law re—height of cellar apartment ceiling.

PREMISES AFFECTED—327 West 22nd Street, north side, 345 feet west of 8th Avenue, Block 746, Lot 22, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 25, 1961 on Alt. Applic. 946-61, reads:

"A1—Proposed cellar apartment is contrary to Sec. 34 Sub. 6 MDL in that more than half its height is below yard level and the apartment opens on to an outer court and not directly to the yard."

and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 946-61, Objection No. A-1, dated September 25, 1961, be and it hereby is *modified* under the powers vested in the Board by Section 310 of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted*, for a period of one year from this date only on condition that the building shall conform to drawings filed with this application dated October 23, 1961, 4 sheets; that all other laws, rules and regulations applicable shall be complied with.

169-61-A—Vol. II

APPLICANT—Samuel Rosenblum for Charles Horowitz, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—re Appeal from an order of the Fire Commissioner re—automatic sprinkler system; previously granted on condition.

PREMISES AFFECTED—680 Broadway, east side, 29 feet south of Great Jones Street, Block 530, Lot 6, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

1663-61-A

APPLICANT—Lawrence W. Larsen for Henry Herkman, owner.

SUBJECT—Application November 8, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—44 Metcalfe Street, south side, 143.09 feet west of Targee Street, Stapleton, Borough of Richmond.

ACTION OF BOARD—Appeal *withdrawn* at the request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

205-61-A

APPLICANT—Harry Berlin for Thomas A. Walker, owner; Narva Laboratories, Incorporated, lessee.

SUBJECT—Application February 16, 1961—Appeal from an order of the Fire Commissioner re—storage of alcohol.

PREMISES AFFECTED—85 Tompkins Street, northwest corner of Quinn Street, Block 532, Lot 18, Stapleton, Borough of Richmond.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application dismissed for lack of prosecution by the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

251-61-A

APPLICANT—Joseph Kiell for 10 Warren Street Corporation, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—10 Warren Street, north side, 165 feet ¼ inch west of Broadway, Block 135, Lot 4, Borough of Manhattan.

APPEARANCES—

For Applicant: Joseph Kiell and Harry La Bar.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Laid over to May 1, 1962, at 2 P.M. for inspection and decision.

255-61-A

APPLICANT—Robert Teichman for E. C. Fuller Company, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—28 Reade Street, north side, 75 feet 3 inches east of Manhattan Alley, Block 154, Lot 29, Borough of Manhattan.

APPEARANCES—

For Applicant: R. Teichman and L. J. Purtell.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Laid over to May 1, 1962, at 2 P.M. for inspection and decision; applicant to furnish additional information as to Certificate of Occupancy.

264-61-A

APPLICANT—Solon S. Kane for Jessie Acker and Maurice Good, owners.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—324-328 Pearl Street, east side, 100 feet north of Peck Slip, Block 106, Lot 18, Borough of Manhattan.

APPEARANCES—

For Applicant: Solon S. Kane.

For Administration: E. A. Meyer, Fire Dept.

ACTION OF BOARD—Laid over to April 17, 1962, at 2 P.M. to consider papers submitted at this hearing by the applicant and for decision.

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458-61-A

APPLICANT—Abraham Grossman for The Brook Incorporated, owner.

SUBJECT—Application April 14, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation Section 67 of subd 6 of the Multiple Dwelling Law re—enclosure public hall stairs etc.

PREMISES AFFECTED—111-113 East 54th Street, north side, 90 feet east of Park Avenue, Block 1309, Lot 5, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.

ACTION OF BOARD—Laid over to May 1, 1962 at 2 P.M. for applicant to submit revised drawings; and for decision; premises have been inspected; hearing previously closed.

533-61-A

APPLICANT—Saul Goldsmith for Welbilt Corporation, owner.

SUBJECT—Application April 25, 1961—Appeal from a decision of the Borough Superintendent re—Spray booth not of approved type.

PREMISES AFFECTED—56-24 Flushing Avenue, south side, 38.19 feet east of 56th Street, Block 2649, Lot 69, Maspeth, Borough of Queens.

APPEARANCES—

For Applicant: Saul Goldsmith.

ACTION OF BOARD—Laid over to May 1, 1962, at 2 P.M. for inspection and decision.

872-61-A

APPLICANT—Charles M. Spindler for Samuel Gottlieb, owner.

SUBJECT—Application June 12, 1961—Appeal from a decision of the Borough Superintendent—wood frame structures, enlargement, chimney.

PREMISES AFFECTED—92-110 Beach 64th Street, east side, 580 feet south of Larkin Avenue, Block 15935, Lots 1 and 16, Arverne, Borough of Queens.

APPEARANCES—

For Applicant: Charles M. Spindler and John F. Fitzsimons.

ACTION OF BOARD—Laid over to April 17, 1962, at 2 P.M. for representatives of the Department of Buildings and the Mayor's Committee on Housing to be present.

1074-61-A

APPLICANT—Henry Nordheim for Alnace Corporation, owner.

SUBJECT—Application July 6, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 216 2e of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—31-41 Park Terrace West, northwest corner of West 214th Street, Block 2243, Lot 90, Borough of Manhattan.

APPEARANCES—

For Applicant: Henry Nordheim.

ACTION OF BOARD—Laid over to May 1, 1962, at 2 P.M. for inspection and decision.

1726-61-A

APPLICANT—Gabriel Nathan for Pom-Lin Realty Corporation, owner.

SUBJECT—Application November 21, 1961—Appeal from a decision of the Borough Superintendent, re—frame building, change in use.

PREMISES AFFECTED—56-01 to 56-11 Rockaway Beach Boulevard, 187-199 Beach 56th Street, southwest corner,

Block 15923, Lots 36, 39 and 41, Arverne, Borough of Queens.

APPEARANCES—

For Applicant: Mrs. Gabriel Nathan.

ACTION OF BOARD—Laid over to May 1, 1962, at 2 P.M. for inspection and decision.

164-52-BZ—Vol. II

APPLICANT—Anthony Carrillo, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution; to permit in a residence use district, the erection of a one story extension to an existing store building for use as a coin operated laundramat.

PREMISES AFFECTED—158-42 Brinkerhoff Avenue, southwest corner of 159th Street, Block 12162, Lot 34, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Anthony Carrillo and Sam Rice.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE:

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5

THE RESOLUTION—

WHEREAS, this application was granted by the Board on October 11, 1960, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on October 11, 1960, by adding thereto:

"that an illuminated non-flashing sign may be permitted on the front of the building, substantially as shown on revised drawing marked 'Received April 9, 1962', 1 sheet, on condition that other than as herein *amended* the resolution above cited shall be complied with in all respects." N. B. App. 591/52 and Alt. 2600/59)

711-53-BZ—Vol. III

APPLICANT—Lama, Proskauer and Prober for Tide Water Realty Company, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired April 11, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, to permit in a retail use district, the increase in area of the present gasoline service station, previously granted by the Board, by adding the adjoining lot for use of parking and storage of motor vehicles and a ground sign.

PREMISES AFFECTED—114-01 to 114-19 (114-05 official) Farmers Boulevard, east side, from 114th Road to Murdock Avenue, 191-02 to 191-08 Murdock Avenue and 191-01 to 191-07 114th Road, Block 11007, Lots 1 and 5, St. Albans, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

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Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, only as to the time to obtain permits and complete the work, so that only as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 1910/60)

373-57-BZ

APPLICANT—Charles M. Spindler for Sun Oil Company, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a business portion of a plot partly a business district and partly in an unrestricted use district, the erection and maintenance of a gasoline service station, office, sales of auto accessories, car washing, automatic minor automobile repairs with hand tools only, lubricatorium, storage and parking of more than five motor vehicles waiting to be serviced for a stated term of 15 years.

PREMISES AFFECTED—5808-5828 Flatlands Avenue and 898-920 East 59th Street, southwest corner, Block 7784, Lots 41, 43, 45, 46, 47, 83 and 85, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles M. Spindler.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on January 14, 1958, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on December 12, 1961; and

WHEREAS, the resolutions was amended on December 12, 1961; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted no January 14, 1958, as *amended* through December 12, 1961, by adding thereto:

"that the gasoline service station may be redesigned, rearranged and constructed substantially as shown on revised drawings marked 'Received March 14, 1962', 2 sheets, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Amendment to N.B. 2730/61)

584-58-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Menora Caterers, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete, which expired March 14, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for the parking of patrons' cars in conjunction with the Masonic Temple located at 5000 14th Avenue.

PREMISES AFFECTED—1362-1364 50th Street, south side, 140 feet west of 14th Avenue, Block 5649, Lots 32 and 33, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. II, on December 1, 1959, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on March 14, 1961; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 1, 1959, as *amended* on March 14, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 3005/58)

112-59-BZ

APPLICANT—Reginald S. Hardy for William Graf and Margaret Golub, owners, doing business as Wexford Knitting Mills.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7c of the Zoning Resolution, to permit in a retail and residence use district, the conversion of a two-story club house into a knitting mill with the factory extending into the residence portion of the plot and exceeding the 5% of floor area permitted for manufacturing purposes in a retail district; previously denied.

PREMISES AFFECTED—66-79 Forest Avenue and 59-01 Putnam Avenue, northeast corner, Block 3501, Lot 1, Ridgewood, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 25, 1961, on certain conditions; and

WHEREAS, the application requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 25, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that in view of statement by the applicant that permit has been obtained and the work is in progress, but additional time is required to complete the work and secure a Certificate of Occupancy, the work shall be completed and a Certificate of Occupancy obtained within one year from the date of this *amended* resolution." (Alt. 2784/59)

777-59-BZ

APPLICANT—Lama, Proskauer and Prober for Socony Mobil Oil Company, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7a, 7c, 7i and 7f of the Zoning Resolution, permitting in a retail use district, the reconstruction and ex-

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tension of the area of an existing gasoline service station and extend the uses to include lubritorium, minor auto repairs, car washing, salesroom, utility room and parking and storage of motor vehicles.

PREMISES AFFECTED—113-28 to 113-48 (113-44 official) Farmers Boulevard, northwest corner from 189-23 to 189-43 Murdock Avenue to 189-08 to 189-36 113th Road, Block 10431, Lots 1 and 19, St. Albans, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 5, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on April 18, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 5, 1960, as amended on April 18, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 3696/59)

sheet, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 867/60)

280-31-BZ—Vol. II

APPLICANT—Herman Kron for R. D. Alpher, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired June 12, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 7i of the Zoning Resolution, permitting in a business use district, the reconstruction of the existing gasoline service station and extension of building for use for auto washing, lubrication, motor vehicle repairs and office, for a term of years.

PREMISES AFFECTED—162-02 to 162-06 Cross Bay Boulevard and 92-10 to 92-18 162nd Avenue, southwest corner, Block 4046, Lot 5, Howard Beach, Borough of Queens.

APPEARANCES—

For Applicant: Herman Kron.

ACTION OF BOARD—Application reopened and set for hearing on May 15, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

164-52-BZ—Vol. I

APPLICANT—Anthony Carrillo, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the erection and maintenance of a business building (restaurant and store).

PREMISES AFFECTED—158-24 Brinkerhoff Avenue, southwest corner of 159th Street, Block 12162, Lot 34, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Anthony Carrillo and Sam Rice.

ACTION OF BOARD—Application reopened and set for hearing on May 15, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

106-56-BZ

APPLICANT—Lama, Proskauer and Prober for Avecrest Realty Company, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired March 19, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles for the tenants of the 42 family dwelling at 65 East 193rd Street, Borough of The Bronx.

PREMISES AFFECTED—2636 Morris Avenue and 51-53 East 193rd Street, northeast corner, Block 3177, Lots 18 and 59, Borough of The Bronx.

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APPEARANCES—

For Applicant: Alfred A. Lama.

ACTION OF BOARD—Application reopened and set for hearing on May 15, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

329-56-BZ

APPLICANT—Joseph Schafran for Albert Maroon, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired March 12, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a retail use district, the use of existing premises for automobile repairs with hand tools only on the 1st and 2nd floors and the storage of passenger cars on the floors above the 2nd floor, including the roof.

PREMISES AFFECTED—354-356 West 53rd Street, south side, 175 feet east of 9th Avenue, Block 1043, Lot 56, Borough of Manhattan.

APPEARANCES—

For Applicant: Joseph Schafran.

ACTION OF BOARD—Application reopened and set for hearing on May 15, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

610-56-BZ

APPLICANT—Ingram S. Carner for Hub Properties, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired April 9, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for a term of 10 years for the free parking of cars of patrons and employees of stores adjacent to the site.

PREMISES AFFECTED—116-56 Farmers Boulevard, west side, 20.49 ft. south of Dunkirk Street, Block 10381, Lot 51, St. Albans, Borough of Queens.

APPEARANCES—

For Applicant: Ingram S. Carner and N. Bruce Mandell.

ACTION OF BOARD—Application reopened and set for hearing on May 15, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE:

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

554-60-BZ

APPLICANT—Herbert E. Matz for St. John's Lutheran Church, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired December 13, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, to permit in an E-1 area district, the replacement of the frame structure above the basement floor of an existing building with a Class 2 superstructure without the required rear and side yards and occupying more than the permitted area coverage.

PREMISES AFFECTED—86-20 114th Street, west side, 157 feet south of 86th Avenue, Block 9226, Lot 69, Richmond Hill, Borough of Queens.

APPEARANCES—

For Applicant: Rev. Paul C. Reisch and Herbert Matz.

ACTION OF BOARD—Application reopened and set for hearing on May 15, 1962, at 10 A.M., to consider extension of time to obtain permits and complete the work, which had expired by time limitation, requiring a new decision of the Borough Superintendent, which has been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

5-28-BZ—Vol. III

APPLICANT—Lama, Proskauer and Prober for Joseph Mineo, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7a and 7A of the Zoning Resolution, to permit in a manufacturing and retail use district, the extension in area and reconstruction of an existing gasoline service station with accessory uses of lubricatorium, minor auto repairs, non-automatic car wash, storage room, office, sales and the parking and storage of motor vehicles with a ground sign and wall sign within 75 feet of the residence use district.

PREMISES AFFECTED—664-688 New York Avenue, west side, from Hawthorne Street to Winthrop Street, 384-388 Hawthorne Street and 383-385 Winthrop Street, Block 4819, Lots 39 and 44, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

ACTION OF BOARD—Application *dismissed* for lack of jurisdiction of the Board under the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

898-47-SM

APPLICANT—William W. Bainbridge for the United States Gypsum Company.

APPEARANCES—

For Applicant: William W. Bainbridge.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

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898-47-SM—Amendment to resolution as to additional construction.

William W. Bainbridge for the United States Gypsum Company New York, requested by letter that the resolution adopted by the Board on October 13, 1948 under Calendar Number 898-47-SM and amended June 21, 1960 and July 18, 1961 be reopened and amended to approve additional constructions of laminated sheetrock gypsum wallboard partitions.

USE: A factory laminated non load bearing combustible panel type of partition for interior use in houses and office buildings not exceeding 150 feet in height.

DESCRIPTIONS: The panels consist of two sheets of United States Gypsum sheetrock Gypsum Wallboard $\frac{3}{8}$ " thick and in sizes 4' x 8' cemented to each side of a core of $2\frac{1}{2}$ " diameter fiber tubes which are also cemented to each other. The longitudinal axis of the tubes is parallel to the 8' panel height. Wood top and bottom members $\frac{3}{4}$ " deep by $2\frac{1}{2}$ " wide by 4' or panel width are cemented to the ends of the tubes and the inner faces of the Sheetrock Gypsum Board. The cement used to laminate the core material is resistant to moisture and high humidity.

This interior system of wall panels in a residence is toenailed through the top and bottom wood members to the ceiling framing members and to floor plates which are anchored to the floor system.

In buildings where there is a concrete slab, expansion shields, lab bolts, metal angles, or other means would be used to secure the panels in position.

Adjacent panels are aligned by extra heavy aligning tubes the full height of the panel, which slip into slots at the vertical edges of the panels. These aligning tubes are cemented to the inside face of the Sheetrock.

The typical recess edge of the Sheetrock at the vertical joints is taped and finished with United States Gypsum Perf-A-Tape tape and Perf-A-Tape Joint Compound in the normal dry wall-construction practice.

The system consists of Structicore Partition Panels, Panel Spline Tubes, United States Gypsum Joint Stabilizing Compound, United States Gypsum Dur-A-Bead Corner Reinforcement, Perf-A-Tape Reinforcing Tape, Perf-A-Tape Joint Compound, Perf-A-Tape Topping Compound are all part of the system and have been previously approved under Calendar Number 486-39-SM.

The thickness of the panels is $3\frac{1}{4}$ ".

Additional thickness or strength for excessive abuse is obtained by field laminating another layer of Sheetrock to the panels with United States Gypsum Contact Adhesive or Perf-A-Tape Cement.

INSPECTION & TEST: Data submitted included Material's Release Number 388 of the Federal Housing Administration which indicates that from a technical standpoint it is considered suitable for the use indicated. The complete release is in the file and is part of the record.

A report No. R 3507 K 20 of the Armour Research Foundation on the Transverse and Impact evaluation of the United States Gypsum Company Tube Core Panel was submitted.

When tested horizontally as a simple beam, loaded at the quarter points, a uniform load of 15 lbs. per square foot gave a .148" top deflection. A uniform load of 37.5 lbs. per square foot gave a .665" top deflection.

When tested horizontally as a simple beam, loaded at the quarter points, a uniform load of 15 lbs. per square foot gave a .148" top deflection. A uniform load of 37.5 lbs. per square foot gave a .665" top deflection.

When tested horizontally as a simple beam under the impact of a 60 lb. sand bag dropped 1.5 feet, the instantaneous deflection was $1\frac{13}{16}$ " and the residual set 0. Under a 3 foot drop of the 60 lb. sand bag the instantaneous deflection was $3\frac{3}{8}$ " and the residual set 0.

Details, application instructions and photographs of assembly were submitted.

Models were submitted for examination.

RECOMMENDATION: Based on the data submitted, including the test reports and the report of the F. H. A. Headquarters and their own inspection, the Committee on Test recommends approval under Section C26-178.0 and C26-191.0 of the Administrative Building Code of United States Gypsum Contact Adhesive and the United States Gypsum Company Structicore Panel Partition system for use in private dwellings of forty feet and four stories and less in height as provided under Section C26-241.0.b, providing that the panels are erected in accordance with the instructions submitted, that all joints are taped and sealed, and that all drawings are marked "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 898-47-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

526-61-SA

APPLICANT—Frigidaire Sales Corporation for Frigidaire Division, General Motors Corporation, owner.

APPEARANCES—

For Applicant: Walter J. Russell.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 526-61-SA—Frigidaire Division, General Motors Corporation, New York, N. Y., filed for approval of the appliance known as Frigidaire Dishwashing Machine, Models DWDUB, DWIUB, DWDUZ, DWIUZ, DWIFZ, DWISZ, DWIFB and DWDMB under the provisions of the Submerged Inlet Rules of the Board.

USE: Domestic dish washing machines.

DESCRIPTION: These household dishwashers are cabinet type units with a bottom hinged front loading door and with pull out racks for holding the dishes to be washed and dried. Water and detergent for cleansing followed by water with wetting agent for rinsing are applied by means of a revolving "turbo-spray" which is water driven and is controlled during the cycle by the action of an automatic timer. An electric heater is used to maintain water temperature and for drying. The appliance will cease operating if the loading door is opened at any time during the washing or drying cycle. Each appliance has a water level safety control.

The Model DWDUB is an under-counter unit with a capacity for 12 place settings or 147 pieces. The washing and drying cycle takes $42\frac{3}{4}$ minutes and consumes a total of 12.6 gallons of water. The unit employs a 1000 watt electric heater and a $\frac{1}{6}$ hp motor for driving the water circulating pump.

The Model DWIUB is similar to the Model DWDUB but is designated as a custom imperial model and features two fresh detergent washes and three rinses as against one detergent wash and three rinses in the DWDUB Model.

The Model DWDUZ is a deluxe under-counter dishwasher with a capacity of 12 place settings or 147 pieces.

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The complete cycle takes 45 minutes with a total water consumption of 7.5 gallons. The unit employs an 800 watt electric heater and a 1/6 hp motor for driving the pump.

The Model DWIUZ is similar to the Model DWDUZ but is a custom imperial model featuring two fresh detergent washes and three rinses as against one wash and three rinses in the Model DWDUZ. Water consumption is 9.0 gallons per cycle.

The Model DWIFZ is a free standing unit with a dish capacity of 12 place settings or 147 pieces. The complete cycle made up of two washing cycles, three rinsing cycles and the drying time takes 45 minutes. Water consumption is 9.0 gallons. The unit employs an 800 watt electric heater and has a 1/6 hp motor for driving the pump.

The Model DWISZ is similar to the Model DWIFZ but is part of a dishwasher-sink combination.

The Model DWIFB is similar to the Model DWISZ above except that it is not part of a sink combination. It is also a custom imperial model.

The Model DWDMB is a portable type of dishwasher mounted on casters. For its use, an electric cord is plugged into a wall socket and a snap on fill and drain hose is attached to a sink faucet and the drain hose drains into the sink. Water consumption is 7.5 gallons. Cycle time is 44 1/4 minutes. Dish capacity is 12 place settings or 147 pieces.

All of the above dishwashers are made so that water is introduced to the washer into a funnel having a minimum air gap of 1 inch between the top of the funnel and the bottom of the water inlet line.

INSPECTION AND TEST: All data submitted was examined by Assistant Engineer G. F. Sklenarik.

These dishwashers were tested and approved by Underwriter's Laboratories, File E 25617.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Frigidaire Dishwashing Machine. Models DWDUB, DWIUB, DWDUZ, DWIUZ, DWIFZ, DWISZ, DWIFB and DWDMB for use in New York City under the provisions of the Submerged Inlet Rules of the Board provided all electrical installation work shall conform to the Electrical Code of the City of New York, and that each appliance shall bear

a label permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 526-61-SA", and further that a minimum air gap of 1 inch be maintained at all times.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this *appliance* in accordance with the above report.

1649-61-SA

APPLICANT—Maestrelli Importing Corp., owner.

SUBJECT—The Maestrelli Coin-Operated Dry Cleaner, Model Thunderbird, approval of.

APPEARANCES—

For Applicant: Nicholas G. Ciangio.

ACTION OF BOARD—Application approved in accordance with the report and recommendation of the Committee on Test, on condition that this equipment shall comply with the Rules covering coin-operating dry cleaning establishments adopted by the Board under Calendar Number 156-62-SR.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative: Vice Chairman Kleinert and Commissioner Fox 2

The complete report and recommendation of the Committee on Test will be printed in a later Bulletin.

Adjourned 3:30 P.M.

JAMES P. MULROY, *Secretary*

RULES

Fire Drill Rules, Adopted by the Board of Standards and Appeals, October 5, 1923

(593-23-SR)

DEFINITION OF "FIRE DRILL"

The method and practice of the systematic and orderly vacating of a building by its occupants in case of emergency, panic or fire in the least possible time—by the nearest safe means of exit—and the use of fire appliances which shall be provided for the extinguishing or retarding of fire and the safeguarding of human life.

Rule 1.

In all buildings as defined in Article 1, Section 10 of the Labor Law in which fire drills are required pursuant to Section 279 thereof and in any other building in which such drills are required by the Fire Commissioner pursuant to the power conferred in section 491 of the New York City Charter, it shall be the duty of the owners, lessees or tenants to conduct fire drills monthly and at such other times as the Fire Commissioner may direct.

For the purpose of conducting such fire drills the owner or tenants shall appoint from among their employees such responsible and dependable persons, male or female, who shall efficiently perform the duties of the various positions of the fire drill organization, as specified on the accompanying chart.

It shall be the duty of the owner or tenant to enter in the blank spaces provided for that purpose in said chart the names of persons so selected and post said chart and copies of the rules in a conspicuous place.

FIRE DRILL ORGANIZATION

Premises
Name of concern.....
Building No.Story.....

FOREMAN OR PERSON IN CHARGE

Regular Substitute

WATCHMAN

.....

MALE SEARCHER

.....

FEMALE SEARCHER

.....

STREET ALARM BOX RUNNER

.....

FIRE BRIGADE

.....
.....
.....

EXIT GUARDS

Exit.....
".....
".....
".....
".....

Squad Monitors

Squad No. 1.....
" " 2.....
" " 3.....
" " 4.....
" " 5.....
" " 6.....

Rule 2. Duties of Foreman.

The Foreman or Person in Charge shall direct, enforce and have full charge of the "Fire Drill" in every factory on each floor. Each day before work is begun he shall see that extinguishers, fire hose, fire buckets, etc., are in readiness for use, exit doors are unlocked, aisles are free from obstruction, that stairways, halls, etc., are properly lighted, and shall remedy any dangerous condition found to exist. Immediately after work is commenced he shall check up the Fire Drill Organization list and note if the regularly assigned persons are present; if any are found to be absent, he shall assign other employees (if practicable) to perform their duties.

He shall immediately notify new employees of the existence of the Fire Drill Organization and give them the necessary instructions as to the duties they are to perform, etc.

He shall be familiar with the operation and location of the interior alarm signal box on his floor.

He shall listen for the test signal each morning at the appointed hour and in the event of the test signal not being heard he shall communicate with the superintendent or other person in charge of the building and advise him of the fact. The (Floor Captain's) Foreman's orders are final as to the carrying out of the fire drill on his particular floor.

Rule 3. Duties of Watchmen.

The WATCHMEN shall see that all doors and windows are closed so as to prevent the spread of fire. The WATCHMEN shall be the only persons permitted to remain on the floor during the progress of a fire drill and do so at their own risk. For ordinary purposes only one watchman and a substitute shall be designated. In special cases, however, extra watchmen may be assigned by consent in writing from Fire Commissioner.

Rule 4. Duties of Searchers.

The MALE AND FEMALE SEARCHERS shall search all toilets, dressing rooms and emergency rooms used and frequented by their sex and all other portions of the floor and order all persons, except those authorized to remain, to leave the premises. They are to take care of and assist all persons who may faint or be disabled.

SEARCHERS shall leave the floor immediately after the last squad leaves.

Rule 5. Duties of Street Alarm Box Runner.

The STREET-ALARM-BOX-RUNNER shall be familiar with the location of the nearest city fire alarm box and know how it is operated.

In ordinary practice fire drills the STREET-ALARM-BOX-RUNNER shall report to the Foreman for orders, and if his services are not required he shall promptly file out of the premises with the other occupants.

Only when a fire actually occurs on his floor, or when ordered to do so by the Foreman, shall the STREET-ALARM-BOX-RUNNER proceed to the street alarm box and send in the fire alarm.

Rule 6. Duties of Fire Brigade.

The fire brigade shall have full charge of the operation of all auxiliary fire fighting apparatus and shall endeavor to extinguish, or at least hold in check until the arrival of the Fire Department, any fire that may occur. When it is necessary for the fire brigade to respond to different floors in the building they shall not use the stairways or fire escapes while the occupants are escaping from the premises.

Rule 7. Duties of Exit Guards.

The EXIT GUARDS shall station themselves at all exit doors leading to fire escapes, stairways, and other means of escape immediately upon the sounding of the alarm.

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Urbana, Ill.

RULES

There shall be two guards for each exit, if practicable; one to stand in the hallway holding back the door and the other directly inside on the floor. They are to keep the exit doors open and direct the movements of the persons using these exits and prevent congestion.

EXIT GUARDS shall remain at their stations until all of the occupants of the building have passed their station. Then close their doors and pass out of the building. Upon signal for the occupants to return, EXIT GUARDS shall take their designated stations and remain there until all persons have returned to their respective floors.

Rule 8. Duties of Squad Monitors.

The SQUAD MONITORS, as soon as the alarm is sounded, shall see that the employees under their charge quickly form into line, two abreast, and numbering not more than thirty to each squad. They shall see that all aisles and passageways are cleared of obstructions.

Note: Chairs, stools, baskets, etc., should be pushed under or placed on top of work benches.

MONITORS shall proceed at the head of their respective squads to the exit assigned, and then march up or down the stairs or to other exits as directed by the EXIT GUARDS.

On reaching the sidewalk MONITORS shall keep their squads in order and lead them a reasonable distance from the building, so as not to cause congestion and interference with fire apparatus. When the proper signal is given they shall return to their respective floors at head of their squads.

MONITORS will at all times see that those under their charge conduct themselves in a respectable and orderly manner.

Rule 9. Holding of Drills.

FIRE DRILLS shall be held at least once each month at varied hours of the day, and all of the occupants shall participate therein simultaneously. Such drills shall conduct all occupants to a place of safety.

Where dual operation interior fire alarm systems are installed as permitted under Rule 10.1 of the interior fire alarm rules of the Board of Standards and Appeals, the fire drill conducted each month shall include all of the persons on the premises engaged at work for a factory, and drills shall be conducted at least twice, each year in which all of the persons on the premises shall participate simultaneously.

Rule 10. Duties of Owner.

It shall be the duty of the OWNER, LESSEE OR

TENANT OF THE BUILDING or his authorized agent or their representatives to personally observe that the "Fire Drill" is held simultaneously on every floor of the building and the participation therein of every occupant of such building. Any FIRE DRILL in which all of the occupants do not participate shall not be considered as complying with the LAW, except as otherwise provided in these rules.

The person or persons representing the OWNERS, LESSEE OR TENANT, who supervises the FIRE DRILL at the building shall submit to an examination by the Division of Fire Prevention as to their experience and general fitness for such duties, and shall be so certified in writing by the FIRE COMMISSIONER.

It shall be the duty of the ENGINEER, SUPERINTENDENT or other PERSON IN CHARGE of a building having an interior fire alarm system to test such system daily immediately after the beginning of business, and to see that all apparatus operated by springs, requiring winding are rewound after each alarm and kept in normal condition for operation.

Rule 11. Duties of Engineer.

Whenever it is necessary to test the fire alarm system at any other time of the day, owing to repairs, etc., being made, the PERSON IN CHARGE OF BUILDING will first notify all Foremen of the several floors of the intended test and likewise notify them when the repairs, etc. are completed. This precaution is taken to prevent confusion and excitement, also misunderstanding of the alarm signals.

It shall also be the duty of the PERSON IN CHARGE OF BUILDING to sound the interior alarm system at irregular intervals, but not less than once each calendar month, for the purpose of holding practice fire drills. He shall keep on the premises a record of such drills, showing the date when held and the required time for all occupants to reach the street or a point of safety outside the building.

The PERSON IN CHARGE OF BUILDING must immediately acquaint new tenants of the existence of the "Fire Drill" Organization and its purport.

Rule 12. Registration.

The name and address of every person, corporation or co-partnership, that will, under professional service, carry on the trade, business or calling of establishing, maintaining or supervising the "Fire Drill" shall be registered in the Fire Department, which Department shall, upon evidence of fitness, grant a certificate to that effect.

352.05
NEW

BULLETIN

OF THE

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CITY OF NEW YORK

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No. 17

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PETITION AND ORDER OF CERTIORARI SERVED ON THE BOARD OF STANDARDS AND APPEALS.

On April 13, 1962, Petition and Order of Certiorari was served on the Board by Joseph J. Dowd, attorney for petitioner, Harry Holtzman, objecting property owner, seeking a review of the Board's determination on March 6, 1962 of the application reopened on December 19, 1961 as Volume II, based on a decision of the Borough Superintendent, granting a variance under Section 7a, to permit in a residence use district, the combining of three existing garage buildings, using them conjunctively as a non-storage garage and discontinuing the second floor use; Calendar Number 47-59-BZ—Vol. II; Premises 12-18 College Place, east side, 77 feet, 11 inches north of Love Lane, Block 236, Lot 43, Borough of Brooklyn.

COURT DECISION

Matter of Waldman vs. Board:—On May 2, 1961, the Board granted a variance under Section 21 of the Zoning Resolution, to permit in a residence use, C and E-1 area district, the erection of a multiple dwelling in the E-1 area portion of the plot; Calendar Number 68-61-BZ; Premises 2166 Matthews Avenue, east side, 95.59 feet south of Pelham Parkway South, Block 4323, Lot 18, Borough of The Bronx.

At Supreme Court, Special Term, Part 1, Mr. Justice Markowitz remitted the application to the Board for further hearing, consideration and determination in accordance with the directions set forth in the Court decision. (N. Y. Law Journal, January 24, 1962, page 13).

At Supreme Court, Special Term, Part I, Mr. Justice Markowitz rendered the following decision:

"Application for reargument, or in the alternative for leave to appeal, is denied. On February 6, 1962, the order in the original matter was signed."

(N. Y. Law Journal, April 17, 1962, page 12).

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301-62-A—F.D.—439-449 West 127th Street, north side, 24 feet—9 inches west of Convent Avenue, Block 1967, Lot 50, Borough of Manhattan, F.D. Order No. 156-2, re—sprinkler system.

302-62-A—B.R.—28 Annadale Road, west side, 240 feet south of Arthur Kill Road, Block 5679, Lot 110, Arden Heights, Borough of Richmond, N.B. 2075-61, re—building not facing legal street.

303-62-SA—Armstrong "Hermetic", various models, (gas fired gravity vented wall furnace, sealed combustion system type), manufactured by Armstrong Products Corp., Appliance.

304-62-A—F.D.—3412 Bainbridge Avenue, northwest corner East 210th Street, Block 3343, Lot 283, Borough of the Bronx, F.D. Decision 3-29-62, re—interior fire alarms.

305-62-A—B.B.—140 to 162 Provost Street and 56 to 66 Paidge Avenue, southeast corner, Block 2491, Lot 201, Borough of Brooklyn, Misc. 1868-59, re—openings between floors.

306-62-SM—Bostik Architectural Coatings, (architectural coating for exterior application to cementitious substrates), manufactured by B.B. Chemical Co., Div. of United Shoe Machine Corp., Material.

307-62-SM—Anneliese Portland-Grey Cement ASTM, Portland Grey Cement ASTM C/150/56, manufactured by Anneliese Portland Cement und Wasserkalkwerke AG., Material.

308-62-SM—Ciments D'Obourg, S.A. Portland Grey Cement ASTM C/150/60, Types I, II, III, manufactured by Ciments D'Obourg S.A., Material.

309-62-A—F.D.—1000 Morris Avenue, east side, 32.63 feet south of East 165th St., Block 2432, Lot 10, Borough of the Bronx, F.D. Order No. 1178-2, re—sprinkler system.

310-62-A—F.D.—767-769 Tenth Avenue and 500-508 West 52nd Street, southwest corner, Block 1080, Lot 35, Borough of Manhattan, F.D. Violation Order No. 552295, re—sprinkler system.

311-62-A—F.D.—Entire Block—bounded by Washington Square South, West 3rd Street, Sullivan Street and MacDougal Street, 40-47 Washington Square South, 99-111 West 3rd Street, 136-146 MacDougal Street, Block 541, Lot 1, Borough of Manhattan, F.D. Order No. 546-1, re—sprinkler system.

312-62-A—F.D.—33-36 Washington Square, West and 64-72 Washington Place, southwest corner, Block 552, Lots 22, 24 and 25 Borough of Manhattan, F.D. Order No. 909-2, re—sprinkler system.

313-62-A—B.M.—43 West 46th Street, north side, 432 feet east of Avenue of the Americas, Block 1262, Lot 17 1/2, Borough of Manhattan, Alt. 2-62, re—change in use to commercial.

314-62-A—F.D.—12-23 Jackson Avenue, southwest corner 47th Road, Block 60, Lot 1, Long Island City, Borough of Queens, F.D. Violation Order No. 526309, re—sprinkler system.

315-62-A—F.D.—215 Fulton Street, south side, 105 feet 7 inches east of Greenwich Street, Block 85, Lot 30, Borough of Manhattan, F.D. Violation Order No. 493-389, re—sprinkler system.

Restored to Docket

581-60-BZ—B.Bx.—742 East Tremont Avenue, south side, 115 feet east of Clinton Avenue, Block 2951, Lot 53, Borough of The Bronx, Alt. 315-60, reopened for consideration as to extension of time to complete, re—change in occupancy of 2nd floor to store and factory business and residence use districts.

705-56-BZ—B.Bx.—1060-1068 Summit Avenue and 165-169 West 165th Street, northeast corner, Block 2526, Lot 1, Borough of The Bronx, Amendment to Alt. 943-56, reopened for consideration as to extension of term of variance, re—parking lot—residence use district.

68-61-BZ—B.Bx.—2166 Matthews Avenue, east side, 95.59 feet south of Pelham Parkway South, Block 4323, Lot 18, Borough of The Bronx, N.B. 1396-60, reopened and restored to Docket by order of the Court, re—erection of a multiple dwelling in the E-1 area portion of the plot—residence use C and E-1 area districts.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

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Zoning Resolution, Rule to Supplement Section 19-A—July 11, 1958.	

MAY 1, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, May 1, 1962, at 10, o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

617-47-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Philip, Charles and Avis Manker, owners.

SUBJECT—Application reopened January 30, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, on a plot presently developed with two gasoline service stations, the reconstruction of the site for one gasoline service station, lubricatory, minor auto repairs, non-automatic car wash, office and sales, utility room and the parking and storage of more than five motor vehicles with a ground sign.

PREMISES AFFECTED—3102-3132 Fort Hamilton Parkway, south side, from McDonald Avenue to East 2nd Street, 275-281 McDonald Avenue and 152-170 East 2nd Street, and 101-129 Caton Avenue, Block 5315, Lots 1 and 4, Borough of Brooklyn.

1130-48-BZ—Vol. III

APPLICANT—Hodges Reavis McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c, 7e and 21 of the Zoning Resolution to permit in a local retail and residence use, G area district at an existing golf driving range and miniature golf course previously granted by the Board, the extension of the

uses to include baseball batting cages, restaurant, offices, rest rooms, promenade arcade, open air ice skating rink and accessory patron parking with roof and business signs with 20 feet of a mapped street, the proposed work includes additional buildings.

PREMISES AFFECTED—231-05 Northern Boulevard, north east corner, of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50 and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34, 105, 111, 1 and 9, Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

1131-48-A—Vol. II

APPLICANT—Hodges Reavis McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume II—Appeal from a decision of the Borough Superintendent, re storage building and baseball batting cages in bed of mapped street.

PREMISES AFFECTED—231-05 Northern Boulevard, north east corner of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50, and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34 and 105, 111, 1, 9, Block 8089, Lots 85 and 7, Douglaston. Borough of Queens.

1695-61-BZ

APPLICANT—Max Siegel Associates for Riverdale Motor Lodge Incorporated, owner.

SUBJECT—Application November 14, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a term of twenty five years, the installation and maintenance of accessory business signs of an existing roof.

PREMISES AFFECTED—6355 Broadway, northwest corner of West 254th Street, Block 3421, Lot 1945 (1998), Borough of the Bronx.

1700-61-BZ

APPLICANT—Dominick Salvati and Son for Vaccaro Kitchen Cabinets, owner.

SUBJECT—Application November 14, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, in an existing two story and cellar building, the change in use of the first floor from retail store to the display, sale and manufacture of kitchen cabinets using power tools for a temporary term of years.

PREMISES AFFECTED—7219 New Utrecht Avenue, east side, 44.54 feet north of 73rd Street, Block 6192, Lot 3, Borough of Brooklyn.

1705-61-BZ

APPLICANT—Schaefer and Atkin for Eden Funding Corporation, owner.

SUBJECT—Application November 15, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of an accessory parking lot for use in conjunction with the adjoining supermarket and shopping center for a temporary term of fifteen years.

PREMISES AFFECTED—1244 Metcalf Avenue, east side, 101.77 feet north of Westchester Avenue, Block 3780, Lot 11, Borough of the Bronx.

1718-61-BZ

APPLICANT—Leonard F. Rothkrug for Franlex Corporation, owner.

SUBJECT—Application November 17, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a parking lot for pleasure-type vehicles only for a temporary term of five years.

PREMISES AFFECTED—452-458 Warren Street, south side, 25 feet east of Bond Street, Block 899, Lots 9, 10, 11 and 13, Borough of Brooklyn.

CALENDAR

1733-61-BZ

APPLICANT—Arnold Haber for Paul Greem, owner; Fashion Management Corp., lessee.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district in an existing 11 story building occupied as store, offices and factory, the change in use of the first floor from retail store to motion picture theatre.

PREMISES AFFECTED—6-8 West 57th Street, south side, 162.6 feet west of Fifth Avenue, Block 1272, Lot 45, Borough of Manhattan.

1746-61-BZ

APPLICANT—Albert Melniker for Glover-Hylan Corporation, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail use D area district, the construction of a retail store building within 15 feet of a residence use district.

PREMISES AFFECTED—4126 Hylan Boulevard, 6 Glover Street, southeast corner, Block 5310, Lot 7, Great Kills, Borough of Richmond.

1755-61-BZ

APPLICANT—Lama, Proskauer and Prober for Livia M. Peppe, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a local retail and residence use district, the change in use of the first floor of an existing three story building from coffee shop to restaurant and cabaret including mezzanine with flagpole and banner above the first floor, the upper floors to remain apartments.

PREMISES AFFECTED—106 West 3rd Street, south side, 103 feet east of McDougal Street, Block 540, Lot 20, Borough of Manhattan.

1756-61-A

APPLICANT—Lama, Proskauer and Prober for Livia M. Peppe, owner.

SUBJECT—Application November 28, 1961—Appeal from a decision of the Borough Superintendent, re—flagpole and banner.

PREMISES AFFECTED—106 West 3rd Street, south side, 103 feet east of McDougal Street, Block 540, Lot 20, Borough of Manhattan.

1766-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use E-1 area Class ½ height district, the erection of a six story and cellar office building with an off street loading berth that exceeds the permitted area coverage, encroaches on the required setback and side yards has excessive floor area and exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—168-14 South Conduit Avenue, southwest corner of 175th Street, Block 13274, Lot 207, Rosedale, Borough of Queens.

1557-61-BZ

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing 3 story building from public garage to the manufacture of flashlights and batteries,

office, storage and loading and unloading with a business sign for a temporary term of twenty (20) years.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

Laid over from March 6, 1962, to March 13, 1962, for hearing at the request of an objector; then to April 10, 1962, for applicant to consider revising his application since the Board finds it has no jurisdiction under the old Zoning Resolution; then to May 1, 1962 at request of applicant.

1558-61-A

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—Appeal from a decision of the Borough Superintendent re—egress, steel stairs, etc.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

340-41-BZ

APPLICANT—Lama, Proskauer and Prober for Gulf Oil Corporation, owner.

SUBJECT—Application reopened March 27, 1962 for consideration as to extension of term of variance, expired September 18, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7f of the Zoning Resolution, permitting in a business use district, the maintenance of a gasoline service station.

PREMISES AFFECTED—72-09 Main Street, southeast corner of 72nd Avenue, Block 6660, Lot 1, Flushing, Borough of Queens.

786-41-BZ

APPLICANT—Powsner, Katz and Powsner for Louise Bindrim, owner.

SUBJECT—Application reopened March 27, 1962 for consideration as to extension of term of variance, expired January 22, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7f of the Zoning Resolution, permitting in a business use district, a garage for more than five motor vehicles.

PREMISES AFFECTED—68-72 North Henry Street, east side, 70 feet north of Meeker Avenue, Block 2729, Lot 20, Borough of Brooklyn.

677-54-BZ—Vol. II

APPLICANT—Schaefer and Atkin for Morris Glasgall, owner.

SUBJECT—Application reopened March 27, 1962 for consideration as to extension of term of variance, expired February 19, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, garage for owner's cars, storage of roofing materials and sheet metal shop.

PREMISES AFFECTED—413-415 West 150th Street, north side, 93 feet 2 inches east of Convent Avenue, Block 2065, Lot 22, Borough of Manhattan.

376-42-BZ—Vol. I

APPLICANT—Edward Handelman for The Heights Company, Inc., owner.

SUBJECT—Application reopened March 27, 1962 for consideration as to extension of term of variance, expired February 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting partly in a business use and partly in a residence use district, the conversion of occupancy of part of an existing building to motor vehicle repair shop in conjunction with an existing garage for more than 5 cars.

PREMISES AFFECTED—8-16 Clinton Street, west side 34 feet 5 inches south of Fulton Street, Block 238, Lot 52, Borough of Brooklyn.

CALENDAR

526-57-BZ

APPLICANT—Leonard F. Rothkrug for John Curran, owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired April 8, 1963—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and manufacturing use district, the maintenance of a parking lot.

PREMISES AFFECTED—22-28 North Portland Avenue, west side, 172 feet 8 inches south of Flushing Avenue, Block 2027, Lots 34, 35, 36, 37 and 38, Borough of Brooklyn.

Laid over from January 30, 1962 without date, for inspection and for decision; applicant to inform Board when owner has complied with previous resolution of the Board so that inspection can be made; then set for May 1, 1962.

The following cases were laid over from previous public hearings for seasons published in the MINUTES of such hearings.

1449-61-BZ

APPLICANT—Haskell and Blatt for Jemezel Realty Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e, 7f, 7i and 7A of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station with lubritorium, auto washing (non-automatic), office, sale of accessories, minor motor vehicle repair with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign and with show windows, curb cuts and business signs within 75 feet of a residence use district for a temporary term of fifteen (15) years.

PREMISES AFFECTED—3001-3013 Emmons Avenue, northeast corner of Nostrand Ave., Block 7503, Lot 65, Borough of Brooklyn.

Hearing closed—Laid over from February 6, 1962 without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit alternate plan; then set for May 1, 1962 for decision.

415-55-BZ—Vol. II

APPLICANT—Burke and Groh for C.B.S. Realty Corporation, owner; Bay Chevrolet, Incorporated, lessee.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a local retail and residence use, D & G area district, at an existing auto showroom with service of new and used cars and trucks, car conditioning, storage and sale of parts with auto repairs as previously granted by the Board and open parking, the erection of a one story extension for car conditioning and roof parking into the residence portion of the premises that encroaches on the required rear and side yards.

PREMISES AFFECTED—240-02 Northern Boulevard, southwest corner of Alameda Avenue, Block 8167, Lot 1, Bayside, Borough of Queens.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and decision; if the new Zoning Resolution is amended to permit the Board to act; applicant to submit revised drawings; then set for May 1, 1962 for decision.

807-61-BZ

APPLICANT—Henry C. Brucker for Angelena George, owner; George's Carriers, Incorporated, lessee.

SUBJECT—Application May 23, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—62-38 to 62-44 60th Street, west side, 5 feet plus, south of Greene Avenue, and 62-39 to 62-45 Forest Avenue, Block 3492, Lot 27, Ridgewood, Borough of Queens.

Hearing Closed.

ACTION OF BOARD—Laid over without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit additional drawing showing proposed conditions; then set for May 1, 1962 for decision.

1696-61-A

APPLICANT—Henry C. Brucker for Angelena George, owner; George's Carriers Incorporated, lessee.

SUBJECT—Application October 30, 1961—Filed pursuant to Section 35 Art. 3 of the General City Law re—parking lot in bed of mapped street. Widening of Metropolitan Avenue.)

PREMISES AFFECTED—62-38 62-44 60th Street, west side, 5 feet plus, south of Greene Avenue, and 62-39 to 62-45 Forest Avenue, Block 3492, Lot 27, Ridgewood, Borough of Queens.

1533-61-BZ

APPLICANT—Mario A. Tucciarone for Joseph Fiore and Harry C. Bernard, owners.

SUBJECT—Application October 5, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a stated term of years, the erection of a one story building for use as a factory and warehouse with loading and unloading and accessory parking in the open area.

PREMISES AFFECTED—98-23 Linden Boulevard, north side, 124-41 feet west of 101st Street, Block 11501, Lot 257 (tentative), Ozone Park, Borough of Queens.

Hearing closed—Laid over from February 27, 1962 to March 13, 1962, for inspection and decision; then to March 27, 1962, for inspection and decision; applicant to revise drawing; then to May 1, 1962, for decision; applicant to file revised plans.

1662-61-BZ

APPLICANT—Lama, Proskauer and Prober for Clara G. Rabinowitz, B. R. Sheffer, Alan Rabinowitz and Susan R. Malloy, owners; U.S. Electric Manufacturing Corporation, lessee.

SUBJECT—Application November 3, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, in an existing six story cellar building the extension of the present factory for the manufacture of flashlights and batteries to the cellar and first floor.

PREMISES AFFECTED—222-228 West 14th Street, south side, 350 feet west of 7th Avenue, Block 618, Lot 18, Borough of Manhattan.

Hearing closed—Laid over from April 10, 1962 to May 1, 1962, for inspection and decision.

1578-61-BZ

APPLICANT—Samuel Rosenblum for Sailors Snug Harbor, owner of land; Repar Realty Corporation, long term lessee.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a local retail and residence use district, the use of the surplus parking spaces on an existing multiple dwelling accessory garage for transient parking.

PREMISES AFFECTED—771-785 Broadway, west side, from East 9th Street to East 10th Street, 63-67 East 9th Street, 60-62 East 10th Street, Block 561, Lots 25, 26, 28, 29, 30, 31, 32, 33, 35 and 36, Borough of Manhattan.

Hearing closed—Laid over from April 10, 1962 to May 1, 1962, for inspection and decision.

CALENDAR

1679-61-A

APPLICANT—Samuel Rosenblum for Sailors Snug Harbor, owner of land; Repar Realty Corporation, long term lessee.

SUBJECT—Application November 10, 1961—Filed pursuant to Section 60, subdivision I, b. of the Multiple Dwelling Law re—transient parking.

PREMISES AFFECTED—771-785 Broadway, west side, from East 9th Street to East 10th Street, 63-67 East 9th Street, 60-62 East 10th Street, Block 561, Lots 25, 26, 28, 29, 30, 31, 32, 33, 35 and 36, Borough of Manhattan.

1712-61-BZ

APPLICANT—Larry Meltzer for Minnie Rivner and Anna Peskin, owners; Ideal Department Store, Incorporated, lessee.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Sections 7a, 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, D area district, the erection of a one story and mezzanine extension to an existing two story and cellar building into the residence portion of the premises to enlarge the existing retail store, the proposed building will exceed the permitted area coverage.

PREMISES AFFECTED—1814-1816 Flatbush Avenue, west side, 117 feet north of East 37th Street, 1045-1047 East 36th Street, Block 7618, Lots 8 and 9, Borough of Brooklyn.

Hearing closed—Laid over from April 10, 1962 to May 1, 1962, for inspection and decision.

1713-61-A

APPLICANT—Larry Meltzer for Minnie Rivner and Anna Peskin, owners; Ideal Department Store, Incorporated, lessee.

SUBJECT—Application November 16, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 construction area.

PREMISES AFFECTED—1814-1816 Flatbush Avenue, westside, 117 feet north of East 37th Street, 1045-1047 East 36th Street, Block 7618, Lots 8 and 9, Borough of Brooklyn.

1715-61-BZ

APPLICANT—John J. Lynch and James J. Lyons for Frederick Harmeyer, owner; Len-Har Liquor Corporation, lessee under contract.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of an existing one story five car garage to retail stores for a temporary term of years.

PREMISES AFFECTED—129-02 New York Boulevard, southwest corner of 129th Avenue, Block 12276, Lot 59, Jamaica, Borough of Queens.

Hearing closed—Laid over from April 10, 1962 to May 1, 1962, for inspection and decision.

529-40-BZ—Vol. II

APPLICANT—Charles M. Spindler for Sun Oil Company and Elvira DeFalco, owners.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction and extension in area of an existing gasoline service station with accessory uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—1788-1804 Eastern Parkway and 2131-2139 Bergen Street, northeast corner, Block 1449, Lots 43 and 47, Borough of Brooklyn.

Hearing closed—Laid over from March 13, 1962 to March 27, 1962, for continued hearing; then to April 10, 1962, for hearing at request of applicant; then to May 1, 1962, for decision at request of applicant.

1490-61-BZ

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 19 A (j) of the Zoning Resolution, to permit in a residence use C area district, for a stated term of twenty (20) years the change in occupancy of an existing two story building from a public storage garage to the warehousing of candy, storage, loading and unloading, office and storage garage with a business sign, the warehouse will not have the required loading berth.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision; then to May 1, 1962 for applicant to amend his application, omitting warehousing; applicant is to revise drawings to show interior loading and unloading spaces.

1491-61-A

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—Appeal from a decision of the Borough Superintendent re—class 3 construction, change in use, egress, etc.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

1413-61-BZ

APPLICANT—Charles M. Spindler for 30-20 21st Street Corporation, owner.

SUBJECT—Application September 7, 1961—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district on a plot presently occupied as a lumber yard, the erection and maintenance of a gasoline service station, lubricatorium, auto washing (non-automatic) office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—30-36 to 30-46 (30-40 official) 21st Street, 14-50 to 14-58 30th Road, southwest corner, Block 535, lot 46, Long Island City, Borough of Queens.

Hearing closed—Laid over from January 23, 1961 without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit statement; then set for March 27, 1962 for decision; then to April 10, 1962, for decision at request of applicant; then to May 1, 1962, for decision at request of applicant.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, southeast corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

Hearing closed—Laid over from January 16, 1962, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision; then to March 27, 1962, for decision, at request of applicant; then to April 10, 1962, for decision at request of applicant; to submit revised plans; then to May 1, 1962, for decision; at request of applicant.

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912-55-BZ

APPLICANT—Henry Nordheim for Anthony Turrissi, owner.

SUBJECT—Application reopened for consideration as to extension of term of variance, expired January 29, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, a motor vehicles repair shop.

PREMISES AFFECTED—2294 Arthur Avenue and 590 East 183rd Street, southeast corner, Block 3071, Lot 17, Borough of The Bronx.

Hearing closed—Laid over from April 17, 1962, to May 1, 1962, for inspection and decision as to the extension of the term of variance.

100-48-BZ—Vol. II

APPLICANT—Henry Nordheim for John H. Bush, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, the motor vehicles repair shop.

PREMISES AFFECTED—1933-1959 Webster Avenue, 1876-1892 Valentine Avenue and 350-360 East 178th Street, south side, from Valentine to Webster Avenue, Block 2815, Lot 1, Borough of The Bronx.

Hearing closed—Laid over from April 17, 1962, to May 1, 1962, for inspection and decision as to the extension of the term of variance.

MAX H. FOLEY, *Chairman.*

May 1, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, May 1, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1711-61-A

APPLICANT—Eustis Dearborn for Harvard Club of New York City, owner.

SUBJECT—Application November 9, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 27 of the Multiple Dwelling Law and Appeal from a Decision of the Borough Superintendent re—increase in Height of existing class 3 non-fireproof public building.

PREMISES AFFECTED—27-33 West 44th Street, north side, 351 feet west of Fifth Avenue, 26-36 West 45th Street, Block 1260, Lots 20 and 21 (22), Borough of Manhattan.

458-61-A

APPLICANT—Abraham Grossman for The Brook Incorporated, owner.

SUBJECT—Application April 14, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 67 of subd. of the Multiple Dwelling Law re—enclose public hall stairs, etc.

PREMISES AFFECTED—111-113 East 54th Street, north side, 90 feet east of Park Avenue, Block 1309, Lot 5, Borough of Manhattan.

533-61-A

APPLICANT—Saul Goldsmith for Welbilt Corporation, owner.

SUBJECT—Application April 25, 1961—Appeal from a decision of the Borough Superintendent re—Spray booth not of approved type.

PREMISES AFFECTED—56-24 Flushing Avenuth, south side, 38.19 feet east of 56th Street, Block 2649, Lot 69, Maspeth, Borough of Queens.

251-61-A

APPLICANT—Joseph Kiell for 10 Warren Street Realty Corporation, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—10 Warren Street, north side, 165 feet $\frac{1}{4}$ inch west of Broadway, Block 135, Lot 4, Borough of Manhattan.

255-61-A

APPLICANT—Robert Teichman for E. C. Fuller Company, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—28 Reade Street, north side, 75 feet 3 inches east of Manhattan Alley, Block 154, Lot 29, Borough of Manhattan.

1074-61-A

APPLICANT—Henry Nordheim for Alnance Corporation, owner.

SUBJECT—Application July 6, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 216 2e of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—31-41 Park Terrace West, northwest corner of West 214th Street, Block 2243, Lot 90, Borough of Manhattan.

1726-61-A

APPLICANT—Gabriel Nathan for Pom-Lin Realty Corporation, owner.

SUBJECT—Application November 21, 1961—Appeal from a decision of the Borough Superintendent, re—frame building, change in use.

PREMISES AFFECTED—56-01 to 56-11 Rockaway Beach Boulevard, 187-199 Beach 56th Street, southwest corner, Block 15923, Lots 36, 39 and 41, Arverne, Borough of Queens.

269-61-A

APPLICANT—Lama, Proskauer and Prober for Mercerway Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block 474, Lot 29, Borough of Manhattan.

872-61-A

APPLICANT—Charles M. Spindler for Samuel Gottlieb, owner.

SUBJECT—Application June 12, 1961—Appeal from a decision of the Borough Superintendent re—wood frame structures, enlargement, chimney.

PREMISES AFFECTED—92-110 Beach 64th Street, east side, 580 feet south of Larkin Avenue, Block 15935, Lots 1 and 16, Arverne, Borough of Queens.

86-61-A

APPLICANT—St. James Apartments, Incorporated, owner.

SUBJECT—Application January 30, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 34 subdivision 6 and Section 216 subdivision 3, of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—2456-2460 Seventh Avenue, northwest corner of West 143rd Street, Block 2029, Lot 29, Borough of Manhattan.

261-61-A

APPLICANT—S. Walter Katz for Squaretop Realty Corporation, owner, Clifton Chemical Company, lessee.

SUBJECT—Application March 6, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—246 Front Street, west side, 131 feet 8 inches south of Dover Street, and 267 Water Street, Block 107, Lots 45 and 34, Borough of Manhattan.

265-61-A

APPLICANT—Eli Cheson, owner.

SUBJECT—Application February 28, 1961—Appeal from

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an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—49 Crosby Street, east side, 187 feet 3 inches north of Broome Street, Block 482, Lot 5, Borough of Manhattan.

154-61-A

APPLICANT—Peter A. Canevari for 504 West Broadway Corporation, owner.
SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—504 West Broadway, west side, 198 feet north of Houston Street, Block 525, Lot 51, Borough of Manhattan.

266-61-A

APPLICANT—Chesebrough Building Company, owner; McClunn and Company, Incorporated, lessee.
SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.
PREMISES AFFECTED—26 Whitehall Street, west side, 50 feet southwest of Bridge Street, Block 9, Lot 53, Borough of Manhattan.

270-61-A

APPLICANT—Robert Teichman for Thalwein Realty Company, owner.
SUBJECT—Application March 8, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—132 Duane Street, south side, 25 feet, 5 inches west of Church Street, Block 146, Lot 22, Borough of Manhattan.

338-61-A

APPLICANT—Edwin Storch for Yetta Cohen and/or Estate of Sam Cohen, c/o Hyman Cohen, owner.
SUBJECT—Application March 20, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.
PREMISES AFFECTED—193 Bowery, east side, 125 feet north of Delancy Street, Block 425, Lot 6, Borough of Manhattan.

987-61-A

APPLICANT—Henry Nordheim for Stephan Sozansky, owner.
SUBJECT—Application June 27, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variance of Section 216, subd. 2a, 2c and 2e of the Multiple Dwelling Law re—height and minimum dimensions of yard or courts.
PREMISES AFFECTED—1864 White Plains Road, east side, 119.82 feet south of Rhinelander Avenue, Block 4050, Lot 34, Borough of The Bronx.

1056-61-A

APPLICANT—Henry Nordheim for Nikola Brant, owner.
SUBJECT—Application July 6, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variance of Section 34 subd. 6 of the Multiple Dwelling Law re—cellar apartment.
PREMISES AFFECTED—1109 White Plains Road, west side, 82.39 feet north of Watson Avenue, Block 3758, Lot 54, Borough of The Bronx.

1324-61-A

APPLICANT—George R. Grant for Poirier and McLane Corporation, owner.
SUBJECT—Application August 14, 1961—Appeal from a decision of the Fire Commissioner re—Transportation of Gasoline and Diesel Oil in Tank Trucks in New York City (tanks not in accordance with Fire Department specifications).

1554-61-A

APPLICANT—Vito P. Battista for Grazia Sgarlato, owner.
SUBJECT—Application October 10, 1961—Filed pursuant to Section 36 Par. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—250 St. Johns Avenue, southwest corner of Wagner Street, Block 3006, Lot 6, Rosebank, Borough of Richmond.

137-62-A

APPLICANT—Paul Gilbert for Oliver W. Holmes, owner.
SUBJECT—Application January 23, 1962—Appeal from a decision of the Borough Superintendent re—storage of liquefied Chlorine, etc.
PREMISES AFFECTED—1507-1565 Albany Avenue, east side, 115 feet south of Farragut Road, Block 5016, Lot 13, Borough of Brooklyn.

179-62-A

APPLICANT—Louis Shulman for East Side House, owner.
SUBJECT—Application February 16, 1962—Appeal from a decision of the Borough Superintendent, re—Class 3 building, private school.
PREMISES AFFECTED—540 East 76th Street, southeast corner of Franklin Roosevelt Drive, Block 1487, Lot 30, Borough of Manhattan.

MAX H. FOLEY, *Chairman.*

MAY 15, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, May 15, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

828-47-BZ—Vol. II

APPLICANT—Gabriel Nathan for Louis and Blanche Nathan, owners; Mel Chevrolet Sales Corporation, lessee.
SUBJECT—Application reopened February 6, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and manufacturing use district, the erection of a one story and basement extension to an existing auto sales room and used car lot to the accessory auto repair shop into the manufacturing use district, the proposed extension exceeds the permitted area coverage.
PREMISES AFFECTED—1408-1414 Far Rockaway Boulevard and 1901-1909 Nameoke Avenue, northwest corner, and 1405-1407 Augustina Avenue, Block 15536, Lot 15, Far Rockaway, Borough of Queens.

714-59-BZ

APPLICANT—Julian Roth of Emery Roth and Sons for Beekman Town House, Incorporated.
SUBJECT—Reopened and restored to docket February 14, 1962 by order of the Court for further action, re—decision of the Borough Superintendent under Section 7e of the Zoning Resolution, to permit in a local retail and residence use district, the change in use of the present accessory garage of the existing multiple dwelling to allow the surplus parking space for transient parking, previously granted.
PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40 (37-43 incl. and 141), Borough of Manhattan.

139-60-A

APPLICANT—Julian Roth of Emery Roth and Sons for Beekman Town House, owner.
SUBJECT—Reopened and restored to docket, February 14, 1962 by order of the Court for further action, re—application filed pursuant to Section 60 of the Multiple Dwelling Law for variation of Section 60, subdivision 1d of the Multiple Dwelling Law re—conversion of multiple dwelling garage to transient garage.
PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40, Borough of Manhattan.

304-60-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Joseph Angelone, Carmela Russo, and Rose M. Grieco, owners.
SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district on a plot previously granted

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by the Board for use as supermarket, storage, office and locker room with accessory parking, the extension in area and the relocation of the building and loading and unloading area all for a temporary term of twenty-five years.

PREMISES AFFECTED—2214-2244 Stillwell Avenue and 2-22 Bay 46th Street, southwest corner and 11-57 27th Avenue, Block 6885, Lot 29, Borough of Brooklyn.

1659-61-BZ

APPLICANT—Morton S. Cahn for Bianca Pinchiaroli, owner.

SUBJECT—Application November 9, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a local retail and residence use district, the maintenance of a parking lot for accessory patron parking in conjunction with the existing restaurant across the street.

PREMISES AFFECTED—168-01 Northern Boulevard, northeast corner of 168th Street, Block 5345, Lot 7, Flushing, Borough of Queens.

1671-61-BZ

APPLICANT—Fred Weinstock for Moe Zimmer, owner.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Sections 19A (j) and 21 of the Zoning Resolution, to permit in a business use, D area district, the extension of an existing building to occupy more than the permitted area and with a loading entrance less than 25 feet from the intersection of streets.

PREMISES AFFECTED—9313-9323 Ditmas Avenue, northwest corner of East 94th Street, Block 8111, Lot 1, Borough of Brooklyn.

1742-61-BZ

APPLICANT—Andrew Di Camillo for Lagiba Associates, Incorporated, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot accessory to the owner's printing shop and the use of the excess spaces for non-transient parking for a temporary term of ten years.

PREMISES AFFECTED—21 Douglass Street, north side, 166 feet 6 inches east of Court Street, Block 408, Lots 62 and 63, Borough of Brooklyn.

1757-61-BZ

APPLICANT—Lama, Proskauer and Prober for Rosario Missale, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for use in conjunction with the hotel on the opposite side of the street for a temporary term of ten years.

PREMISES AFFECTED—140-37 Sanford Avenue, north side, 150 feet west of Union Street, Block 5045, Lot 53, Flushing, Borough of Queens.

1759-61-BZ

APPLICANT—William B. Lichtner for Beth Aron Synagogue, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the erection of a two story and cellar extension to synagogue that encroaches on the rear yard and exceeds the permitted area coverage.

PREMISES AFFECTED—2261-2269 Bragg Street, east side, 220 feet north of Avenue W, Block 7392, Lot 57, Borough of Brooklyn.

1760-61-BZ

APPLICANT—William B. Lichtner for Cornaga Investors, Incorporated, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Sections 9A and 21 of

the Zoning Resolution, to permit in a residence use, Class 1 height district, the erection of a six story and basement multiple dwelling that exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—23-11 Cornaga Avenue, southeast corner of Nasby Place, Block 15753, Lot 72, Far Rockaway, Borough of Queens.

1832-61-BZ

APPLICANT—Henry George Greene for Hazard E. Reeves, owner.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail and restricted retail use district, the erection of an eight story extension to an existing 5 story and penthouse building that encroaches on the required height setback.

PREMISES AFFECTED—302-304 East 44th Street, south side, 82 feet east of 2nd Avenue, Block 1336, Lots 47 and 49½, Borough of Manhattan.

1833-61-A

APPLICANT—Henry George Greene for Hazard E. Reeves, owner.

SUBJECT—Application December 7, 1961—Appeal from a decision of the Borough Superintendent re—fire tower and standpipe system.

PREMISES AFFECTED—302-304 East 44th Street, south side, 82 feet east of 2nd Avenue, Block 1336, Lot 47 and 49½, Borough of Manhattan.

1570-61-BZ

APPLICANT—Victor G. Madonia for Joseph Vitulli, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use G-1 area district, the erection of a two family dwelling.

PREMISES AFFECTED—45-77 156th Street, east side, 100 feet north of 46th Avenue, Block 5435, Lot 6, Flushing, Borough of Queens.

Laid over from March 13, 1962, to April 10, 1962, at request of the applicant to further consider proper zoning basis for application; hearing to be continued; then to May 15, 1962, applicant to submit five findings under new Zoning Resolution and new decision from Borough Superintendent.

554-60-BZ

APPLICANT—Herbert E. Matz for St. John's Lutheran Church, owner.

SUBJECT—Application reopened April 10, 1962 for consideration as to extension of time to complete, expired December 13, 1961—decision of the Borough Superintendent, previously granted on condition, permitting in a E-1 area district, the replacement of the frame structure above the basement floor of an existing building with a Class 2 superstructure without the required rear and side yards and occupying more than the permitted area coverage.

PREMISES AFFECTED—86-20 114th Street, west side, 157 feet south of 86th Avenue, Block 9226, Lot 69, Richmond Hill, Borough of Queens.

280-31-BZ—Vol. II

APPLICANT—Herman Kron for R. D. Alpher, owner.

SUBJECT—Application reopened April 10, 1962 for consideration as to extension of term of variance, expired June 12, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c and 7i of the Zoning Resolution, permitting in a business use district, gasoline service station, auto washing, lubrication, motor vehicle repairs and office—business use district.

PREMISES AFFECTED—162-02 to 162-06 Cross Bay Boulevard and 92-10 to 92-18 162nd Avenue, southwest corner, Block 4046, Lot 5, Howard Beach, Borough of Queens.

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329-56-BZ

APPLICANT—Joseph Schafran for Albert Maroon, owner.
SUBJECT—Application reopened April 10, 1962 for consideration as to extension of term of variance, expired March 12, 1962—decision of the Borough Superintendent, previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a retail use district, the use of existing premises for automobile repairs with hand tools only the 1st and 2nd floors and the storage of passenger cars on the floors above the 2nd floor, including the roof.

PREMISES AFFECTED—354-356 West 53rd Street, south side, 175 feet east of 9th Avenue, Block 1043, Lot 56, Borough of Manhattan.

610-56-BZ

APPLICANT—Ingram S. Carner for Hub Properties, Inc., owner.

SUBJECT—Application reopened April 10, 1962, for consideration as to extension of term of variance, expired April 9, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district the parking of patrons' and employees' motor vehicles in connection with the stores adjoining the site.

PREMISES AFFECTED—116-56 Farmers Boulevard, west side, 20.49 feet south of Dunkirk Street, Block 10381, Lot 51, St. Albans, Borough of Queens.

106-56-BZ

APPLICANT—Lama, Proskauer and Prober for Avecrest Realty Company, Inc., owner.

SUBJECT—Application reopened April 10, 1962 for consideration as to extension of term of variance, expired March 19, 1962—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles for the tenants of the 42 family dwelling at 65 East 193rd Street, Borough of The Bronx.

PREMISES AFFECTED—2636 Morris Avenue and 51-53 East 193rd Street, northeast corner, Block 3177, Lots 18 and 59, Borough of The Bronx.

164-52-BZ Vol. I

APPLICANT—Anthony Carrillo, owner.

SUBJECT—Application reopened April 10, 1962 for consideration as to extension of term of variance, expired June 17, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the maintenance of a business building (restaurant and store).

PREMISES AFFECTED—158-24 Brinkerhoff Avenue, southwest corner of 159th Street, Block 12162, Lot 34, Jamaica, Borough of Queens.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

1463-61-BZ

APPLICANT—Albert Meiniker for John Harmon, owner.
SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a residence use district the maintenance of an accessory parking lot to an existing funeral home on the adjoining lot located partly in a retail use district.

PREMISES AFFECTED—500 Davis Avenue, west side, 158.25 feet north of Forest Avenue, 149 Regan Avenue, Block 156, Lot 30, West New Brighton, Borough of Richmond.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for

April 10, 1962 for decision; then to May 15, 1962, at request of the applicant, for filing of revised application under a different section of the Zoning Resolution, applicant is to file new decision of the Borough Superintendent and to send out new twenty day notices to affected owners.

310-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a two story and cellar building with storage in the cellar, stores on the first floor and offices on the second floor, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-03 to 198-09 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

Hearing closed—Laid over from June 20, 1961 to September 26, 1961 for continued hearing; applicant to attempt to find conforming use; then to November 14, 1961, for continued hearing at request of applicant; applicant to endeavor to find a conforming use; then to December 5, 1961, for hearing at the request of the objectors; applicant to submit revised drawings; then to December 12, 1961, for decision; then to February 14, 1962, to await future development of area and decision; then to April 17, 1962, for definite evidence as to whether a financial institution is willing to finance homes on the property; then to May 15, 1962, for decision; after applicant has submitted revised drawings.

311-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district the erection of a one story and cellar building with stores and supermarket on first floor and storage in cellar, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-19 to 198-27 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

Hearing closed—Laid over from June 20, 1961 to September 26, 1961, for continued hearing; applicant to attempt to find conforming use; then to November 14, 1961, for continued hearing at request of applicant; applicant to endeavor to find a conforming use; then to December 5, 1961, for hearing at the request of the objectors; applicant to submit revised drawings; then to December 12, 1961 for decision; then to February 14, 1962, to await future development of area and decision; then to April 17, 1962 for definite evidence as to whether a financial institution is willing to finance homes on the property; then to May 15, 1962, for decision; applicant to submit revised drawings.

MAX H. FOLEY, *Chairman.*

MAY 15, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, May 15, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:*

CALENDAR

1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law—re height and bulk.

PREMISES AFFECTED—117 East 71st Street, north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

327-61-A

APPLICANT—Gustave Goldman for David Robbins, owner.

SUBJECT—Application March 21, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—16 Spruce Street, south side, 114 feet 9 inches west of William Street, Block 101, Lot 7, Borough of Manhattan.

652-61-A

APPLICANT—Conveyor Exchange Company for Unique Doll and Novelty Company, owner.

SUBJECT—Application May 11, 1961—Appeal from a decision of the Borough Superintendent, re—lifting device.

PREMISES AFFECTED—476 Jefferson Street, southeast corner of Cypress Avenue, Block 3178, Lot 20, Borough of Brooklyn.

1221-61-A

APPLICANT—Robert Horowitz c/o Screen Gems, Incorporated for R. and H. Management Company, owner; Screen Gems Incorporated, lessee.

SUBJECT—Application July 24, 1961—Appeal from an order and a decision of the Fire Commissioner re—storage vaults, ventilation, tag for sprinkler shut off valves, etc.

PREMISES AFFECTED—395-401 Park Avenue South, 112 East 28th Street, southeast corner, Block 883, Lot 88, Borough of Manhattan.

1444-61-A

APPLICANT—The Goodyear Tire and Rubber Company, owner.

SUBJECT—Application September 18, 1961—Appeal from a decision of Fire Commissioner re—packaging of combustible Mixture known as Neolite Weather Cote in 4 ounce polyethylene containers, in New York City, capacity of containers not in conformity with administrative code requirements.

68-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 Art 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—121 Glascoe Avenue, southeast corner of Leonard Avenue, Block 1462, Lot 15, Westerleigh, Borough of Richmond.

69-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—125 Glascoe Avenue, east side, 49 feet south of Leonard Avenue, Block 1462, Lot 14, Westerleigh, Borough of Richmond.

70-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—127 Glascoe Avenue, east side, 73 feet south of Leonard Avenue, Block 1462, Lot 12, Westerleigh, Borough of Richmond.

71-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—129 Glascoe Avenue, east side, 97 feet south of Leonard Avenue, Block 1462, Lot 11, Westerleigh, Borough of Richmond.

72-61-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 Art 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—131 Glascoe Avenue, east side, 121 feet south of Leonard Avenue, Block 1462, Lot 10, Westerleigh, Borough of Richmond.

81-62-A

APPLICANT—Albert Melniker for Herbert Winrock, owner.

SUBJECT—Application January 19, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—290 Stafford Avenue, east side, 39.04 feet north of Belfield Avenue, Block 6268, Lot 3, Huguenot, Borough of Richmond.

82-62-A

APPLICANT—Albert Melniker for Herbert Winrock, owner.

SUBJECT—Application January 19, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—239 Sinclair Avenue, west side, 34.94 feet north of Belfield Avenue, Block 6268, Lot 74, Huguenot, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

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REGULAR MEETING

TUESDAY MORNING, APRIL 17, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon April 3, 1962 and special meeting Friday morning, April 6, 1962, were approved as printed in the Bulletin of April 12, 1962, Vol. 47, No. 15.

100-48-BZ—Vol. II

APPLICANT—Henry Nordheim for John H. Bush, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, a motor vehicle repair shop.

PREMISES AFFECTED—1933-1959 Webster Avenue, 1876-1892 Valentine Avenue and 350-360 East 178th Street,

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south side, from Valentine to Webster Avenue, Block 2815, Lot 1, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

For Opposition: None.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. for inspection and decision as to extension of the term of variance; hearing closed.

912-55-BZ

APPLICANT—Henry Nordheim for Anthony Turrisi, owner.

SUBJECT—Application reopened for consideration as to extension of term of variance, expired January 29, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, a motor vehicle repair shop.

PREMISES AFFECTED—2294 Arthur Avenue and 590 East 183rd Street, southeast corner, Block 3071, Lot 17, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

For Opposition: None.

ACTION OF BOARD—Laid over to May 1, 1962, at 10 A.M. for inspection and decision as to extension of the term of variance; hearing closed.

310-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a two story and cellar building with storage in the cellar, stores on the first floor and offices on the second floor, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-03 to 198-09 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Alfred Lama and James Vassalotti.

For Opposition: John Belmonti, Freda Dauser, Henry Platte, Leo Gelman, Thomas J. Frawley, Frances M. Foley, Mabel Schaller, Frances McGorry, Thomas Reynolds, Genevieve Reichert, Mary Rizzo, Ethel Sebor, Evelyn Katzman, Louise Pugliese, Marie Schmadeke, Ann Wegmann and others.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for decision; applicant to submit revised drawings; hearing previously closed.

311-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district the erection of a one story and cellar building with stores and supermarket on first floor and storage in cellar, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-19 to 198-27 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama and James E. Vassalotti.
For Opposition: John Belmonti.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for decision, after applicant has submitted revised drawings; hearing previously closed.

1442-61-BZ

APPLICANT—Lama, Proskauer and Prober for Kinney Motors, Incorporated, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7i of the Zoning Resolution, to permit in a business use district on a plot presently occupied for the sale and display of new and used cars, the erection of a one story building for the accessory servicing and repair of the owners cars with hand tools only, with lubritorium, storage room and office.

PREMISES AFFECTED—2204-2216 Coney Island Avenue, 923-937 Avenue S, northwest corner, Block 6685, Lots 49 and 53, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: None.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for decision; due to the Board's present lack of jurisdiction; hearing previously closed.

1536-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7e, 9A and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a hotel with public restaurant, catering, meeting room and ballroom, the proposed building exceeds the permitted height within two miles of a designated airport and the building and pool encroaches on the required setback from a mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 to 13276, Lots 7 and 1, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: Samuel Bodian for Park Dept.

ACTION OF BOARD—Laid over to May 8, 1962, at 10 A.M. for applicant to obtain new objection from Borough Superintendent, and for decision; hearing closed.

1537-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—Filed pursuant to Section 35 Art. 3, of the General City Law re—build in bed of mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh and Joseph Timpany.

ACTION OF BOARD—Laid over to May 8, 1962, at 10 A.M. for decision in conjunction with Cal. No. 1536-61-BZ; hearing closed.

1587-61-BZ

APPLICANT—Burke and Groh for Winfield Associates Incorporated, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and residence use C area district, the erection of a one story extension to an existing contractors' equipment and storage building located in the residence use portion of the premises, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—70-02 51st Road, southeast corner of 72nd Place, Block 2465, Lots 1, 2, 3, 4 and 5, Elmhurst, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh, Webster W. Schott and Herbert N. Sepner.

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For Opposition: George J. Regan, William J. Moore, Ann C. Figlock, Marie Magariello, Bertha Katz, Alice Broker, Hilda Schafer, Marjorie Hyslop, Anna Maguire, Lena Lissmann, Agnes Thornton, Anna Nagel, Ann Viehofer, Agnes McGregor, Meta Block, Mildred Man-kiewicz, Agatha Sengenberger, Marie Petrosino, Mollie R. Langford, Mary Towey, Alfred Viettke, John J. Bellotti, Anton Maikis, Margaret Conway, Thomas Fitzgerald, Daniel Pendergast, Veronica Neary, Margaret Masterson, Myles Nash, Anton Korcinek, Berta O. Straub; Bernard Conway, Joan Fitzgerald, Senator Thomas J. Mackell and Charles Milillo.

ACTION OF BOARD—Laid over to May 8, 1962, at 10 A.M. for inspection and decision; hearing closed.

1611-61-BZ

APPLICANT—A. H. Salkowitz for Irving Warfield Etals doing business as Flatlands Shoppers Mart Company, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, in conjunction with the erection of a one story and cellar building for use as market and retail stores, the extension of the accessory parking area into the residence portion of the premises.

PREMISES AFFECTED—913 to 947 East 108th Street, north side, 89.51 feet east of Flatlands Avenue, Block 8235, Lot 342, Borough of Brooklyn.

APPEARANCES—

For Applicant: A. H. Salkowitz, Ben Schatz and Irving Warfield.

For Opposition: None.

ACTION OF BOARD—Laid over to May 8, 1962, at 10 A.M. for inspection and decision; applicant to amend application; hearing closed.

1617-61-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr. for John M. Charles, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Sections 7e, 19A (j) and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a one story and cellar building for use as retail stores with patron parking in the open area, the proposed building encroaches on the required setback from a mapped street, exceeds the permitted area coverage and does not provide the required loading berth.

PREMISES AFFECTED—766-784 Castle Hill Avenue, east side, from Lafayette Avenue to Virgil Place, 2202-2206 Lafayette Avenue, 2203-2207 Virgil Place, Block 3615, Lot 28, Borough of the Bronx.

APPEARANCES—

For Applicant: John J. Lynch and James J. Lyons, Jr.

For Opposition: None.

ACTION OF BOARD—Laid over to May 8, 1962, at 10 A.M. for decision; applicant to submit revised drawings; hearing previously closed.

1654-61-BZ

APPLICANT—Patrick D. Concagh for American Oil Company and Max Davidson, owners.

SUBJECT—Application October 27, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the extension in area and reconstruction of an existing gasoline service station to have lubritorium, auto laundry (non-automatic) accessory sales and office, motor repair shop with hand tools only and the parking and storage of motor vehicles.

PREMISES AFFECTED—1514 Bronxdale Avenue, northeast corner of Poplar Street, Block 4062, Lots 27 and 28, Borough of The Bronx.

APPEARANCES—

For Applicant: John F. Fitzsimons.

For Opposition: None.

ACTION OF BOARD—Laid over to May 8, 1962, at 10 A.M. for inspection and decision; applicant to amend application; hearing closed.

1659-61-BZ

APPLICANT—Max Siegel Associates for 180 Tenants Corporation, owner; Gracie Mansion Garage, Incorporated, lessee.

SUBJECT—Application November 6, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60 (3) of the Multiple Dwelling Law, to permit in a residence use district, for a term of twenty-one (21) years, the addition of transient parking for the surplus tenants spaces within the existing multiple dwelling accessory garage.

PREMISES AFFECTED—180-194 East End Avenue, west side from East 88th Street to East 89th Street, 535-541 East 88th Street, 540-546 East 89th Street, Block 1585, Lot 23, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: N. L. Bowen, Jr. and Keasby A. Butler.

ACTION OF BOARD—Laid over to May 8, 1962, at 10 A.M. for inspection and decision; hearing closed.

1660-61-A

APPLICANT—Max Siegel Associates for 180 Tenants Corporation, owner; Gracie Mansion Garage, Incorporated, lessee.

SUBJECT—Application November 6, 1961—filed pursuant to Section 60 subd. 1(b) of the Multiple Dwelling Law re—transient parking in accessory garage.

PREMISES AFFECTED—180-194 East End Avenue, west side from East 88th Street to East 89th Street, 535-541 East 88th Street, 540-546 East 89th Street, Block 1585, Lot 23, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

ACTION OF BOARD—Laid over to May 8, 1962, at 10 A.M. for inspection and decision in conjunction with Calendar Number 1659-61-BZ; hearing closed.

1714-61-BZ

APPLICANT—Larry Meltzer for Estate of Victor Holsky, owner; Victor Auto Sales Corporation, lessee.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Sections 7i, 7A and 21 of the Zoning Resolution, to permit in a business use, C area district, the erection of a one story extension to an existing auto showroom to be used as an accessory motor vehicle repair shop with hand tools only, the proposed extension exceeds the permitted area coverage and has business entrances within 75 feet of a residence use district.

PREMISES AFFECTED—4621-4623 4th Avenue, 401-411 47th Street, northeast corner, Block 756, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer.

For Opposition: Meredith Rothe, Sr., Clemont Wolf and Anna Harchick.

ACTION OF BOARD—Laid over to May 8, 1962, at 10 A.M. for inspection and decision; hearing closed.

1743-61-BZ

APPLICANT—Charles M. Spindler for 39-46 Crescent Street Bldg., Corporation, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, the extension to an existing building for sale of auto accessories, brake adjustment, front end alignment, ignition repairs, muffler installation and mounting of tires.

PREMISES AFFECTED—72-16 to 72-18 (72-16 official) Roosevelt Avenue, south side, 116 feet (121 survey) west of 73rd Street, Block 1304, Lot 40, Jackson Heights, Borough of Queens.

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APPEARANCES—

For Applicant: Charles M. Spindler.
For Opposition: Bernard Epstein, Elfriede Korst, Anne Morris, Rosa Haug and Maria Shilling.

ACTION OF BOARD—Laid over to May 8, 1962, at 10 A.M. for inspection and decision; hearing closed.

1744-61-BZ

APPLICANT—Ingram S. Carner for Mario Di Filippo, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the erection of a one story extension to a motor vehicle repair shop, auto showroom, sales and display of new and used cars and storage garage for more than five cars.

PREMISES AFFECTED—128-10 Merrick Boulevard, northwest corner of 129th Avenue, Block 12528, Lot 109, Springfield, Borough of Queens.

APPEARANCES—

For Applicant: Ingram S. Carner and Mario Di Filippo.
For Opposition: Iris P. Cox, Ethel Tennin, Lacey Tennin, Muriel E. Spencer, Ethel C. Redd, Manci Flukalani, Jean L. Jones, Juanita Flukalani, Arcessa Campbell, George Emptage, Maria Brown, Sygamore Grate, Robah Staplefoot, Lillian Franks, Walter Franks, Mary Concep, Westsweet Taylor, and Kenneth N. Browne.

ACTION OF BOARD—Laid over to May 8, 1962, at 10 A.M. for inspection and decision; applicant to submit revised drawings; hearing closed.

1745-61-BZ

APPLICANT—Ingram S. Carner for Mike and Joe's Auto Service, owners.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station with office, lubritorium, car washing (non-automatic) minor auto repairs and the parking of cars awaiting service with a sign standard and curb cuts.

PREMISES AFFECTED—96-06 to 96-12 (96-10 official) Corona Avenue, south side, 53.27 feet east of Junction Boulevard, Block 1878, Lot 4, Corona, Borough of Queens.

APPEARANCES—

For Applicant: Ingram S. Carner and Eugene Laterza.
For Opposition: None.

ACTION OF BOARD—Laid over to May 8, 1962, at 10 A.M. for inspection and decision; applicant to submit photostat of Fire Department certificates; hearing closed.

172-16-BZ—Vol. II

APPLICANT—Herman Kron for Banner Oil Company, Inc., owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of time to complete, expired November 22, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c and 7h of the Zoning Resolution, permitting in a business and residence use district, the reconstruction of an existing gasoline service station, minor auto repairs with hand tools only, auto laundry, garage for more than 5 cars and the parking and storage of more than five motor vehicles to be used in conjunction with the existing garage.

PREMISES AFFECTED—31-37 Church Avenue, north side, 100 feet east of Chester Avenue, Block 5313, Lots 34 and 38, Borough of Brooklyn.

APPEARANCES—

For Applicant: Herman Kron.
For Opposition: None.

ACTION OF BOARD—Time extended to complete the work.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, on May 5, 1959, this application—Vol. II—was granted by the Board on certain conditions; and

WHEREAS, this application was reopened to extend the term to obtain permits and complete the work on November 22, 1960; and

WHEREAS, the applicant states that plans have been approved and no work has been performed on premises; that the character of the neighborhood has not changed; that the premises is at present located in a C-2-3 R-5 zone; and

WHEREAS, the applicant requested reopening of this application and extension of time, to obtain permits and complete the work, which had expired by time limitation November 20, 1961; and

WHEREAS, this application was reopened on March 20, 1962 and set for hearing on April 17, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on April 17, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated March 13, 1962 acting on Alt. Applic. No. 1434-57, reads:

"1. As application has expired under Section 2.1.2.4 Bldg. Code no further action can be taken on this application."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 5, 1959, as amended through November 22, 1960, only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that the time to obtain permits and complete the work shall be extended twelve months from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained."

1048-22-BZ

APPLICANT—Arab and Meyerson for Kingleff Holding Corporation, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired February 26, 1962 and amendment of the Resolution—decision of the Borough Superintendent, previously granted on condition, under Section 21 of the Zoning Resolution, permitting in a business use district, the maintenance of a gasoline service station used in conjunction with a garage for more than five motor vehicles.

PREMISES AFFECTED—472-494 Kingston Avenue and 585-603 East New York Avenue, northwest corner and 546-554 Lefferts Avenue, Block 1332, Lots 38 and 39, Borough of Brooklyn.

APPEARANCES—

For Applicant: A. Frederick Meyerson.
For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, on September 24, 1940, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened to extend the term of variance for ten years, on February 26, 1952; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation February 26, 1962 under Section 11.411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on March 20, 1962 and set for hearing on April 17, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application

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on April 17, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 30, 1962 acting on Alt. Applic. No. 2032-40, reads:

"1. The ten year period granted by the Board of Standards and Appeals under Cal. 1048-22-BZ as amended Sept. 24, 1940, has expired; therefore the change in use from garage for more than five motor cars to garage for more than five motor cars & gasoline selling station of these premises in R-6 use district is contrary to Art. I Sec. 22 of Zone Resolution.

2. The addition of 2 extra pump total (4) is contrary to Art. II Sec. 33 of Zone Resolution."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on September 24, 1940, as amended through February 26, 1952, only as to the term of the variance, so that as amended it shall read:

"granted for a term of ten (10) years from the date of this amended resolution, to permit . . . ; on condition that the number of gasoline pumps in the station shall not exceed four (4); that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

434-41-BZ

APPLICANT—Maurice G. Usland for Jakob Westenburg, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired February 5, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a residence use district the extension in area of an existing business building (tool shop).

PREMISES AFFECTED—18 Holten Avenue, southwest side, 60 feet north of Herbert Street, Block 6681, Lot 34, Princess Bay, Borough of Richmond.

APPEARANCES—

For Applicant: Maurice G. Usland.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on June 17, 1941, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the term of variance extended for ten (10) years on February 5, 1952; and

WHEREAS, the applicant states that the conditions at the site and surrounding area have changed very little as this is an undeveloped area; that the property on which this building is located was zoned as "business" until 1935 when it was changed to Residence -D; that in 1953 the zone changed to Residence -E and again on December 15, 1961 was changed to an R3-2; that the building has been under lease by the present owner since 1941 and he acquired title on April 21, 1958; that permission is respectfully requested for reopening this case with an additional 10 year extension for its present use; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation February 5, 1962 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on March 20, 1962, and set for hearing on April 17, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated February 2, 1962, acting on Alt. Applic. 90-41, reads:

"A Resolution of Bd. of Standards & Appeals Cal.

No. 434-41-BZ on which Certificate of Occupancy was issued Feb. 5, 1952 and which expires Feb. 5, 1962 and must be renewed by Bd. of Standards and Appeals."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on June 17, 1941, as amended through February 5, 1952 only as to the term of the variance, so that as amended is shall read:

"granted for a term of ten (10) years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

707-41-BZ

APPLICANT—Joseph Kramer, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired February 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—34-21 Sprayview Avenue, southeast corner of Beach 35th Street, Block 306, Lot 1, Edgemere, Borough of Queens.

APPEARANCES—

For Applicant: Joseph Kramer.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on June 30, 1942, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened from time to time to extend the term of the variance and last extended for five years on February 26, 1957; and

WHEREAS, the owner states that he bought the land as a parking lot and that it has been used as such continuously since 1941; that he contemplates eventually to improve the premises with one or more residence buildings in accordance with the Zoning Resolution of The City of New York in effect at the time; that his principal occupation is that of a builder of residential dwellings; that his application was filed and sworn to January 30, 1962 for an extension of the term of variance, which expired on February 26, 1962, previously granted on condition, permitting in a residence use district, the parking and storage of more than five motor vehicles; that he was directed to amend his application under the pertinent Section of the new Zoning Resolution, and he hereby renews his application under Section 11-411 of the new Zoning Resolution, for an extension of the term of said variance for such term as to the Board may seem justified, to enable him to continue the present use of the premises as a parking lot until he is ready to build on the land; that no work of a temporary nature is contemplated for the premises; that the premises were, prior to December 15, 1961, zoned as residence-D and now are zoned as Residence-6; that there have been no changes in the condition of the site or surrounding area since the last previous extensions of the Certificate of Occupancy by the Board; and

WHEREAS, this application was reopened on March 20, 1962, and set for hearing on April 17, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on April 17, 1962, after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 26, 1962 acting on B.N. Applic. No. 6212-41, reads:

"1. The proposed extension of use beyond Feb. 26, 1962 is contrary to the B.S. & A. variance granted under Cal.

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707-41-BZ and must be referred back to the Board for its determination."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 30, 1942, as amended through February 26, 1957, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit . . . ; on condition that the lot shall be enclosed with a 5 foot 6 inch woven wire fence and with a gate of the same material on Beach 35th St. only; that the lot shall be paved with clean cinders or gravel, treated with a binder and rolled to grade for proper drainage; that the grass shall be cut between the sidewalk and the curb and that the sidewalk, curb and curb cuts shall be maintained in proper condition to the satisfaction of the Borough President; that the large parking sign shall be removed and the only sign permitted shall be that required by the Department of Licenses; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

689-51-BZ

APPLICANT—Michaels and Michaels and Wigdor for Mayfair Management Corp., owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired January 8, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—15-25 West 72nd Street, north side, 200 feet west of Central Park West and 10-18 West 73rd Street, Block 1125, Lot 24, Borough of Manhattan.

APPEARANCES—

For Applicant: William A. Michaels.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, on February 26, 1952, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the term of variance extended for five years on January 8, 1957; and

WHEREAS, the applicant states that the zoning designations of the property under the Amended Zoning Resolution are as follows: 72nd Street frontage R10; 73rd Street Frontage R8; that there are no changed conditions on the site and surrounding area or in the use, area and height designations; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation January 8, 1962; and

WHEREAS, this application was reopened on March 20, 1962, and set for hearing on April 17, 1962, at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 11, 1962 acting on Alt. Applic. 1359-61, reads:

"Proposed parking lot for more than five (5) motor vehicles, pleasure car type only and office for attendant, located in a R10 District is not permitted as a matter of right 22-11, 22-12; 22-13, 22-14, is not permitted by special permit 22-20, is not permitted by City Planning Commission 22-22, is not permitted as an accessory use 12-10.

Note: Previous approved for a term of five (5) years under Board of S. & A. 689-51-BZ, expired Jan. 8, 1962."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on February 26, 1952

only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this *amended* resolution, to permit . . . ; on condition that the present sign over the entrance to the lot shall be removed and that the only sign permitted shall be that required by the Department of Licenses; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

404-52-BZ

APPLICANT—Burke and Groh for Harold Foley, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired December 9, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting the parking of motor vehicles awaiting service, in conjunction with the existing gasoline service station.

PREMISES AFFECTED—86-10 Whitney Avenue, southwest corner of 88th Street, Block 1579, Lot 20, Elmhurst, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4
Negative 0
Absent: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, on December 9, 1952, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the Board granted a variance for the erection and maintenance of a gasoline station, which variance was to expire on December 9, 1962; that the owner of these premises has suffered a serious heart attack within the past year and desires to sell the Station, which is a Shell station, to the Shell Company; that the Company, naturally, refuses to accept the station unless the term of variance is extended for another period, and it is therefore requested that this case be reopened for the extension of a term variance; that the premises have not changed since this matter was last before the Board in 1956; that under the old Zoning Law, the 30 feet within the right-of-way of the Long Island Railroad was in an unrestricted use district and the balance in a business use district; that the property was in a B area district and a 1½ height district; that under the Zoning Law which went into effect on December 15, 1961, the property appears to be in an R-6 district, although why this narrow strip of property, such as appears on the photograph, should have been placed in an R-6 district, is a hard question to decide; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation December 9, 1962; and

WHEREAS, this application was reopened on March 20, 1962 and set for hearing on April 17, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on April 17, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 19, 1962 acting on N.B. Applic. No. 1729-52, reads:

"1. Proposal to extend term of variance is contrary to BSA Resolution 404-52-BZ, Bul. 51, Vol. 37."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 9, 1952, only as to the term of the variance, so that as amended it shall read:

"granted for a term of ten (10) years from the date

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of this amended resolution, to permit. . . ; that other than as herein amended the resolution above cited shall to be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

188-59-BZ—Vol. III

APPLICANT—Max Siegel Associates for Fred Gladstone, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution, to permit in a business use district, the extension in area and rearrangement of a gasoline service station previously granted by the Board with accessory uses including minor motor vehicle repairs and parking and storage of cars awaiting service for a term of fifteen (15) years.

PREMISES AFFECTED—1-9 Cooper Square and 55 E 4th Street, northeast corner, Block 460, Lots 1, 4 and 6, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 6, 1961, after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; objector to advise Board as to development planned by Re-development Board; then set for April 17, 1962; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 25, 1961, acting on N.B. Applic. 116-58, reads:

"C-1 This amendment is disapproved because it proposes to enlarge this facility from Block 460, Lot 1, to include lots 4 and 6 and therefore is an extension of the variance granted by the Bd. of S. & A. under Cal. #188-59-BZ, Vol. II, as granted Dec. 13, 1960 and printed in Bulletin No. 31, Vol. 45. The use of lots 4 and 6 for the same use as lot 1 is contrary to Zoning Resolution, Article II, Sect. 4."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision f of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7f of the Zoning Resolution, to permit in a business use district, the extension in area and rearrangement of a gasoline service station, previously granted by the Board, with accessory uses including minor motor vehicle repairs and the parking and storage of cars awaiting service, for a term of fifteen (15) years, on condition that the work shall be done in accordance with drawings filed with this application dated September 5, 1961, 4 sheets; that the applicant shall file working drawings for approval by the Board before filing these drawings for approval in the Department of Buildings; that all laws, rules and regulations applicable shall be complied with; and that permits shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

559-61-BZ

APPLICANT—Albert Melniker for Frank Esposito, owner.

SUBJECT—Application May 11, 1961—decision of the Bor-

ough Superintendent, under Sections 7e and 21 of the Zoning Resolution to permit in a residence use 'G-1' area district, the erection of a one story building for use as a retail store with accessory garage, the proposed building encroaches on the required side yard and rear yard.

PREMISES AFFECTED—1856 South Railroad Avenue, 110 Guyon Avenue, southwest corner, Block 4658, Lot 1, Oakwood, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on July 11, 1961, after due notice by publication in the Bulletin; laid over to July 25, 1961 for inspection and decision; hearing closed; then date to be set for decision; to await development of grade crossing elimination work; then set for March 13, 1962; then to April 3, 1962 for applicant to submit new drawing; then to April 17, 1962 at request of applicant; applicant to submit additional drawings and information; and

WHEREAS, the decision of the Borough Superintendent, dated June 30, 1961, acting on N.B. Applic. 1212-60, reads:

"The erection of a Retail Store located in a residence G-1 district is contrary to Art. II Section 3 of the zoning resolution, and Art. IV Section 16-C par. (a) Par. (c), Par (d) and Par. (f) of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is granted under Sections 7e and 21, to permit in a residence use district, for a term of 25 years, the erection of a one story building for use as a retail store with an accessory garage, the proposed building to encroach on the required side yard and rear yard, on condition that the work shall conform to drawings filed with this application dated May 11, 1961, 7 sheets and July 18, 1961, 1 sheet additional; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1429-61-BZ

APPLICANT—Robert Gottlieb for Frank Feller, owner.

SUBJECT—Application September 14, 1961—decision of the Borough Superintendent, under Section 72-21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for not more than four (4) cars for a temporary term of five years.

PREMISES AFFECTED—48 West 167th Street, south side, 49.36 feet west of Anderson Avenue, Block 2509, Lot 55, Borough of The Bronx.

APPEARANCES—

For Applicant: Gerald Levy.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

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THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 23, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 27, 1962 for decision; hearing closed; then to April 10, 1962 for decision; then to April 17, 1962; applicant to amend application under new Zoning Resolution and submit findings; and

WHEREAS, the decision of the Borough Superintendent, dated September 5, 1961 acting on Alt. Applic. No. 655-61, reads:

"1. Proposed change of premises from vacant land to parking and storage of not more than 4 pleasure type motor vehicles in a Residence Use District is contrary to Art. II Sect. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS, the applicant has submitted satisfactory findings required under Section 72-21 of the Zoning Resolution;

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant Section 72-21 of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 72-21 of the Zoning Resolution to permit in a residence use district, the maintenance of a parking lot for not more than four cars, for a term of five years, *on condition* that the work shall be done in accordance with drawings filed with this application dated September 14, 1961, 3 sheets, that permit shall be obtained, work completed and a Certificate of Occupancy obtained within one year from the date of this resolution in accordance with the requirements of the Zoning Resolution.

1593-61-BZ

APPLICANT—Paul Friedman for Armil Realty Corporation and Caroline D. Callahan, owners; Ricke Knitting Mills, lessee.

SUBJECT—Application October 20, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, "D" area district, the erection of a one story and cellar extension to an existing one story factory with business exits and entrances within 75 feet of a residence use district and accessory parking extending into the residence portion of the plot, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—60-41 Flushing Avenue, northeast corner of 58th Drive, Block 2698, Lot 58 (58, 42 and part of 41 official) tentative, Maspeth, Borough of Queens.

APPEARANCES—

For Applicant: Paul Friedman and Milton Goldman.
For Opposition: H. Bach.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 13, 1962 after due notice by publication in the Bulletin; laid over to March 27, 1962 for inspection and decision; hearing closed; then to April 17, 1962 for applicant to submit revised plans; and

WHEREAS, the decision of the Borough Superintendent, dated October 11, 1961 acting on Alt. Applic. No. 1036-61, reads:

"1. The proposed extension of a factory in a retail use district constitutes an extension of a non-conforming use and is contrary to Art. II Sec. 4A of Z.R.

2. Proposed extension causes bldg. to exceed permissible area coverage in a "D" Area district and is contrary to Art. IV Sec. 14 of Z.R.

3. Proposed business entrances & exits exceeding 3'-6" within 75 ft. of a Residence district are contrary to Art. II Sec. 7A of Z.R.

4. Proposed accessory parking in Residence portion of lot is contrary to Art. II Sec. 3 of Z.R."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee of Board has recommended granting under certain conditions and in accordance with the revised drawings; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7c and 21, to permit in retail and residence use, D area district, the erection of a one story and cellar extension to an existing one story factory exceeding the permitted area coverage, *on condition* that the work shall conform to drawings filed with this application date October 20, 1961, 8 sheets, and April 11, 1962, 4 sheets revised; that the open triangular area on 58th Road shall be fenced in and landscaped as shown and shall have only a gate for maintenance access and the gate shall be kept locked; that an additional door shall be placed between the loading area and the adjacent stair hall on Flushing Avenue; that there shall be only one sign on Flushing Avenue; that all exterior walls shall be of face brick; that all laws, rules and regulations applicable shall be complied with; that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1596-61-BZ

APPLICANT—George Rusciano for Crest Towers and Salvator Realty Corporation, owners.

SUBJECT—Application October 20, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a local retail use D area district, the erection of a one story and basement building for use as bowling alleys with cocktail lounges and snack bar, the proposed building exceeds the permitted area coverage.

PREMISES AFFECTED—3955 Baychester Avenue, 1950 Strang Avenue, southwest corner, Block 4954, Lots 18, 38 and 42, Borough of The Bronx.

APPEARANCES—

For Applicant: George J. Rusciano and Robert J. Crinnion.
For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative: 0
Negative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 30, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then to April 3, 1962 for decision; hearing closed; then to April 17, 1962 for further consideration; and

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WHEREAS, the decision of the Borough Superintendent, dated November 3, 1961 acting on N.B. Applic. No. 1544-61, reads:

"1. Proposed structure is contrary to the Zoning Resolution Art. II Sect. 4-C refer to Sect. 4-B(a).

2. Proposed area coverage is contrary to the Zoning Resolution, Art. IV Sect. 14."

and
WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision e of the Zoning Resolution; and

WHEREAS, the Board found that the applicant failed to substantiate a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution and was therefore not entitled to relief on the grounds of practical difficulty or unnecessary hardship.

Resolved, that the decision of the Borough Superintendent, dated November 3, 1961, acting on N.B. Applic. 1544-61, Objection Nos. 1 and 2 be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1610-61-BZ

APPLICANT—Roe and Kramer for Samuel N. Tonkin and Jack J. Holland, doing business as 145 East 84th Company, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Section 19B (e) of the Zoning Resolution, to permit in a retail use, B area district, the erection of a multiple dwelling, 15 stories and penthouse, without the required accessory garage.

PREMISES AFFECTED—147-151 East 84th Street, 1241-1249 Lexington Avenue, northeast corner, Block 1513, Lots 20, 22 and 24, Borough of Manhattan.

APPEARANCES—

For Applicant: Walter M. Schackman.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 3, 1962, after due notice by publication in the Bulletin; laid over to April 17, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 11, 1961, acting on N.B. Applic. 29-60, reads:

"A6—Elimination of garages contrary to Art. IV, Section 19B of the Zoning Resolution."

and
WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the applicant has filed with the Board agreements with nearby garages to furnish necessary garage space for tenants of this building; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 19, Subdivision B(e) of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 19B(e), to permit in a retail use, B area district, in a proposed 15 story and penthouse multiple dwelling, the elimination of the required accessory garage, on condition that the building shall conform to drawings filed with this application dated October 25, 1961, 6 sheets and February 20, 1962, 1 sheet; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1628-61-BZ

APPLICANT—Simon B. Zelnik for Salregmar Realty, owner.

SUBJECT—Application October 30, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use district, in an existing five story building occupied on the first floor as bank with storage and locker rooms with the upper floors vacant, the change in occupancy to bank, storage with offices on the upper four stories.

PREMISES AFFECTED—1037 1st Avenue, 360 East 57th Street, southwest corner, Block 1349, Lot 30, Borough of Manhattan.

APPEARANCES—

For Applicant: Simon B. Zelnik.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative

Negative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and

Commissioner Klein

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 3, 1962, after due notice by publication in the Bulletin; laid over to April 17, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 3, 1961, acting on Alt. Applic. 979-61, reads:

"C-1 The proposal to convert this class 3, five story structure to a five story class 2 building and change its use from boiler room and storage, bank, toilet and locker rooms with the upper three stories vacant (as per C. of O. #18,971) to boiler room and storage, bank and offices on the upper four stories in a Local Retail District violates the Zoning Resolution, Article II, Sect. 4 C."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that the applicant failed to substantiate a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution and was therefore not entitled to relief on the grounds of practical difficulty or unnecessary hardship.

Resolved, that the decision of the Borough Superintendent, dated October 3, 1961, acting on Alt. Applic. 979-61, Objection No. C-1 be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1632-61-BZ

APPLICANT—Jerome W. Perlstein for 1814 Putnam Corporation, owner.

SUBJECT—Application October 31, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use district, the change in use of an existing one story building from public garage for more than five (5) cars to a furniture warehouse extending into the residence use district.

PREMISES AFFECTED—1814-1816 Putnam Avenue, south side, 90.07 feet east of Seneca Avenue, Block 3463, Lot 15, Ridgewood, Borough of Queens.

APPEARANCES—

For Applicant: Jerome W. Perlstein.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative:

Negative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and

Commissioner Klein

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on

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April 3, 1962 after due notice by publication in the Bulletin; laid over to April 17, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 25, 1961 acting on Alt. Applic. No. 1936-61, reads:

"1. The change of use of an existing public garage for more than five (5) cars to a furniture warehouse on premises located partially in a retail use district and extending into a residence use district is contrary to Art. II, Sec. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision c of the Zoning Resolution; and

WHEREAS, the Board found that the applicant failed to substantiate a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution and was therefore not entitled to relief on the grounds of practical difficulty or unnecessary hardship.

Resolved, that the decision of the Borough Superintendent, dated October 25, 1961, acting on Alt. Applic. 1936-61, Objection No. 1 be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1633-61-A

APPLICANT—Jerome W. Perlstein for 1814 Putnam Avenue Corporation, owner.

SUBJECT—Application October 31, 1961—Appeal from a decision of the Borough Superintendent, re—frame portion of existing building at rear.

PREMISES AFFECTED—1814-1816 Putnam Avenue, south side, 90.07 feet east of Seneca Avenue, Block 3463, Lot 15, Ridgewood, Borough of Queens.

APPEARANCES—

For Applicant: Jerome W. Perlstein.

ACTION OF BOARD—Appeal withdrawn at the request of the applicant in view of the denial of the zoning application under Cal. No. 1632-61-BZ.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,	
Commissioner Fox, Commissioner Becker and	
Commissioner Klein	5
Negative	0

1675-61-BZ

APPLICANT—Paul Friedman for First National City Trust Company, as trustee; 100 West 57th Street Corporation, long term lessee; 56th Street-Urban Garage Incorporated, sub-lessee.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Sections 7f and 7c of the Zoning Resolution and Section 60 (3) of the Multiple dwelling law, to permit in a business, retail and restricted retail use district in a 20 story and penthouse multiple dwelling, the use of transient parking spaces in the required accessory garage for a term of twenty-one years.

PREMISES AFFECTED—1381-1399 Avenue of The Americas, west side, from 56th Street west to 57th Street west, 101-107 West 56th Street, 100 West 57th Street, Block 1009, Lot 29 (formerly Lots 27-34 inclusive 129, 131 and 136), Borough of Manhattan.

APPEARANCES—

For Applicant: Paul Friedman.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,	
Commissioner Fox, Commissioner Becker and	
Commissioner Klein	5
Negative:	0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on

April 3, 1961, after due notice by publication in the Bulletin; laid over to April 17, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 2, 1961, as rewritten December 22, 1961, acting on N.B. Applic. 267-59, reads:

"A1—Contrary to Art. II Section 4(a)(15), 4A and 4B(1) of the Zoning Resolution to have transient parking of less than 150 motor vehicles in a business, retail and restricted retail district in the garage portion of the 1st floor, sub-cellar and second sub-cellar.

A2—Contrary to Art. 60 Sub. 1b of the Multiple Dwelling Law to have transient parking of motor vehicles for a period of less than one month by non-occupants of the building."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivisions c and f of the Zoning Resolution and Section 60 (3) of the Multiple Dwelling Law.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7c and f of the Zoning Resolution and Section 60 (3) of the Multiple Dwelling Law, to permit in a business, retail and restricted retail use district, in a 20 story and penthouse multiple dwelling, the use of transient parking for the surplus parking spaces in the required accessory garage for a term of twenty-one years, *on condition* that the building shall conform to drawings filed with this application dated November 10, 1961, 14 sheets; that the vehicles parked in the transient parking space shall be pleasure type cars only and shall not exceed 149 in number in addition to the number of cars parked by tenants of the building and the cars parked on a monthly basis; *on further condition*, that the tenants of this apartment house may recapture any of the space devoted to transient parking on thirty days' notice to the owner in accordance with Section 19B of the Zoning Resolution and Section 60 (1b) of the Multiple Dwelling Law; and that all laws, rules and regulations applicable shall be complied with and a new Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1676-61-A

APPLICANT—Paul Friedman for First National City Trust Company, as trustee; 100 West 57th Street Corporation, Long term lessee; 56th Street-Urban Garage Incorporated, sub lessee.

SUBJECT—Application November 10, 1961—Filed pursuant to Section 60 Sub. 1, b, of the Multiple Dwelling Law re—use of excess accessory garage spaces.

PREMISES AFFECTED—1381-1399 Avenue of the Americas, west side, from 56th Street West to 57th Street west 101-107 West 56th Street, 100 West 57th Street, Block 1009, Lot 29 (formerly Lots 27-34 incl. 129, 131 and 136), Borough of Manhattan.

APPEARANCES—

For Applicant: Paul Friedman.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,	
Commissioner Fox, Commissioner Becker and	
Commissioner Klein	5
Negative:	0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 2, 1961 as reissued December 22, 1961 on N.B. Applic. 267-59, reads:

"A2—Contrary to Art. 60 Sub 1b of the Multiple Dwelling Law to have transient parking of motor vehicles for a period of less than one month by non-occupants of the building."

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WHEREAS, the applicant states that the building will be 200 feet 10 inches by 100 feet and 150 feet in area, 20 stories and penthouse, 178 feet high, of class 1 construction, located in business, retail and restricted retail use, B area and class 1½ and 2 height district, now under construction; that the proposed use and occupancy will be: 2nd sub-cellar—garage, 90 cars; sub-cellar—garage, 90 cars; cellar—lockers, bank and utility rooms; 1st floor—bank, stores, lobby and garage, 16 cars; 2nd to 20th floors and penthouse, 323 apartments; that an accompanying zoning application contains additional facts about the premises; and garage space in the building will be available to occupants of the Class "A" multiple dwelling; that however, in the event that such space (in excess of the required, minimum of 65 spaces) is not used by such occupants, it may be rented for a period of more or less than one month, to persons other than the occupants thereof, subject to its being made available to an occupant within thirty days after written request thereof; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated November 2, 1961 as reissued December 22, 1961, acting on N.B. Applic. 267-59, Objection No. A2, be and it hereby is modified under the powers vested in the Board by Section 60, Subd. 1b of the Multiple Dwelling Law, and that the appeal be and it hereby is granted, on condition that all of the requirements of the resolution adopted by the Board this day under Calendar Number 1675-61-BZ shall be complied with; and that a Certificate of Occupancy shall be obtained.

1717-61-BZ

APPLICANT—Leonard F. Rothkrug for Birter Realty Incorporated, owner.

SUBJECT—Application November 17, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail use, C area district, the extension of the existing building to occupy the entire lot, thereby exceeding the permitted area and encroaching on the required rear yard.

PREMISES AFFECTED—457-459 86th Street, north side, 187 feet 2½ inches west of 5th Avenue, Block 6035, Lot 56, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Application withdrawn at the request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

1725-61-BZ

APPLICANT—Joseph Schecter for Herman and Alice Tabak, owners.

SUBJECT—Application November 15, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a one story extension to an existing one family dwelling that encroaches on the required side yards.

PREMISES AFFECTED—1469 East 26th Street, east side, 270 feet north of Avenue O, Block 7680, Lot 19, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard Rothkrug and Herman D. Tabak.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 17, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated October 31, 1961 acting on Alt. Applic. No. 2204-61, reads:

"1. Request denied. In a G-1 area district two side yards are required as per Sec. 16-C(c) of the Zoning Resolution."

and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21, to permit in a residence use, G-1 area district, the erection of a one story extension to an existing one family dwelling which encroaches on the required side yards, on condition that the building shall conform to drawings filed with this application dated November 15, 1961, 3 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1878-61-BZ

APPLICANT—Lama Proskauer and Prober for Morris R. Weinberg and Philip H. Weinberg, owners.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, E-1 area district for a temporary term of twenty-five years, the erection of a one story building for use as a factory, storage, office, warehousing, manufacturing, display and sales of drugs and pharmaceuticals, assorted products, sundries and vitamin products with patron and employee parking and loading and unloading in the open area with a business sign, the proposed building exceeds the permitted area coverage encroaches on the required rear yard and setback from a mapped street.

PREMISES AFFECTED—227-15 North Conduit Boulevard, north side, 731.04 feet west of 230th Place, Block 13193, Lot 170, Laurelton, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama, R. S. Hardy and A. Lieberman.

For Opposition: Max M. Lome.

For Administration: Samuel Bodian, Dept. of Parks.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Not Voting: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 6, 1962 after due notice by publication in the Bulletin; laid over to March 13, 1962 for inspection and for continued hearing at the request of the applicant; then to March 27, 1962 for inspection and decision; applicant to submit revised drawings; hearing closed; then to April 10, 1962 for inspection and decision; applicant to submit revised drawings and obtain new decision from the Borough Superintendent; then to April 17, 1962; applicant to submit additional drawing; objector is to submit statement giving the basis for withdrawal of objection; and

WHEREAS, the decision of the Borough Superintendent, dated December 7, 1961 acting on N.B. Applic. No. 6173-61, reads:

"1. The proposed erection of a bldg. in a Residence Use district to be used for a factory, storage, offices, warehousing, manufacturing, display and sales of drugs,

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pharmaceuticals, assorted products, sundries and vitamin products and accessory parking of patrons and employees cars, loading and unloading in open area is contrary to Art. II Sect. 3 of the Zoning Resolution.

2. The proposed bldg. in an E-1 area district so located that it deprives the lot of a required rear yard is contrary to Art. IV Sect. 15-A and Sect. 17 of the Zoning Resolution.

3. The proposed bldg. in an E-1 area district lacks the required 15' setback from the street on which it fronts contrary to Art. IV Sect. 15-A(c) of the Zoning Resolution.

4. The proposed bldg. in an E-1 area district exceeds the permissible area coverage contrary to Art. IV Sect. 15-A(d) of the Zoning Resolution.

5. The proposed business signs and business entrance (curb cut) in a Residence Use district are contrary to Art. II Sect. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions, in accordance with the revised drawings; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, for a term of twenty-five years, the erection of a one-story building for use as factory, storage, office, warehousing, manufacturing, display and sale of drugs and pharmaceuticals, assorted products, sundries and vitamin products, with patron and employee parking, loading and unloading in the open area and with a business sign, the proposed building to exceed the permitted area coverage and to encroach on the required rear yard and setback from a mapped street, *on condition* that the work shall be done in accordance with drawings filed with this application dated April 13, 1962, 3 sheets revised; that there shall be only one sign on the building, located on the North Conduit Avenue side; that all laws, rules and regulations applicable shall be complied with; that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

52-62-BZ

APPLICANT—Anthony J. De Pace for St. John's Hospital, owner.

SUBJECT—Application January 12, 1962—decision of the Borough Superintendent, under Section 72-21 of the Zoning Resolution, to permit in a C1-2 within an R-6 district, the erection of a six story and cellar extension to an existing hospital that does provide the required open spaces and the front wall exceeds the permitted height.

PREMISES AFFECTED—90-02 Queens Boulevard, south side, 158.55 feet east of 57th Avenue, Block 2857, Lots 31 and 35 and 36, Elmhurst, Borough of Queens.

APPEARANCES—

For Applicant: John E. Murphy, Rev. John S. Hunt, Anthony J. Pace and Joseph Mechuri.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 17, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated December 29, 1961 acting on Alt. Applic. No. 1925-61, reads:

"1. Proposed extension does not provide *two* open spaces of 20 ft. depth along street lines as rear yard equivalents and is contrary to Sect. 33-283, Amend. Zon. Res.

2. Height of front wall & portion of bldg. within the initial setback distance of proposed extension is excessive, and is contrary to Sect. 33-431, Zon. Res."

and

WHEREAS, the Board is familiar with the property and the surrounding area, and

WHEREAS, the applicant has presented a statement satisfying the five findings requested under Section 72-21 of the Zoning Resolution; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 72-21 of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 72-21 of the Zoning Resolution, to permit in a C1-2 area within an R-6 district, the erection of a six-story and cellar extension to an existing hospital that does not provide the required open spaces and the front wall of which exceeds the permitted height, *on condition* that the work shall be done in accordance with drawings filed with this application dated January 12, 1962, 18 sheets; that all laws, rules and regulations applicable shall be complied with; and that permits shall be obtained, work completed and a Certificate of Occupancy obtained within one year from the date of this resolution.

73-62-BZ

APPLICANT—New York Telephone Company, owner.

SUBJECT—Application January 17, 1962—decision of the Borough Superintendent, under Sections 54-312 and 73-65 of the Zoning Resolution, to permit in a C8-2 district, a three story addition to an existing non-complying telephone exchange building that exceeds the floor area ratio, has less than the required setbacks, the street wall will exceed the permitted height and the building encroaches on the rear yard.

PREMISES AFFECTED—107-20 Queens Boulevard, 107-15 70th Road, southwest corner, Block 3238, Lot 14, Forest Hills, Borough of Queens.

APPEARANCES—

For Applicant: Aaron Goldman, Marion E. Horsburgh and John M. Dietz.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 3, 1962 after due notice by publication in the Bulletin; laid over to April 17, 1962 for inspection and decision; applicant to submit statement in regard to findings; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated January 12, 1962 acting on Alt. Applic. No. 2279-61, reads:

"1. Enlargement of non-complying building contrary to Sec. 54-31 of Z. R.

2. F.A.R. in excess of 2 in a C8-2 zone is contrary to Sec. 33-122 of Z. R.

3. Height of street wall in excess of 60' in a C8-2 zone is contrary to Sec. 33-432 of Z. R.

4. Initial setback less than 15' in a C8-2 zone is contrary to Sec. 33-432 of Z. R.

5. Depth of required rear yard, more than 100' from corner, less than 20', in a C8-2 zone, is contrary to Sec.

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33-26 of the Z. R."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the findings required under the Zoning Resolution have been submitted to the Board and found satisfactory; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Sections 54-312 and 73-65 of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulation of the Zoning Resolution and that the application be and it hereby is granted under Sections 54-312 and 73-65, to permit in a C8-2 district, a three story addition to an existing non-complying telephone exchange building that exceeds the floor area ratio and has less than the required setback; and to permit the street wall to exceed the permitted height and the building to encroach on the rear yard, on condition that the work shall conform to drawings filed with this application dated January 17, 1962, 25 sheets; that all other laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained in accordance with the requirements of the new Zoning Resolution.

131-62-BZ

APPLICANT—New York Telephone Company, owner.

SUBJECT—Application January 30, 1962—decision of the Borough Superintendent, under Sections 73-11 (g) and 73-65 of the Zoning Resolution, to permit in a R-6 district, the increase in area and a third story addition to an existing telephone exchange building, the enlargement will encroach on the required rear yard.

PREMISES AFFECTED—3001 Kingsbridge Avenue, northwest corner of 230th Street, Block 3403, Lot 1, Borough of The Bronx.

APPEARANCES—

For Applicant: Aaron Goldman, Marion E. Horsburgh and John M. Dietz.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 3, 1962 after due notice by publication in the Bulletin; laid over to April 17, 1962 for inspection and decision; applicant to submit statement in regard to findings; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated January 19, 1962 acting on Alt. Applic. No. 752-61, reads:

"1. Proposed enlargement of a use group 6 (Telephone Exchange) within an R-6 district is contrary to the Zoning Resolution and is allowed by special permit only as per Sect. 22-20 of the Zoning Resolution.

2. Proposed enlargement at northwest corner of structure encroaches on required minimum rear yard and is therefore contrary to Sect. 23-47 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the applicant has submitted a statement giving satisfactory findings under Sections 73-11 (g) and 73-65 of the Zoning Resolution; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Sections 73-11 (g) and 73-65 of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the

application be and it hereby is granted under Sections 73-11 (g) and 73-65, to permit in an R-6 district, the increase in area and a third story addition to an existing telephone exchange building with the addition encroaching on the required rear yard, on condition that the work shall conform to drawings filed with this application dated January 30, 1962, 15 sheets; that all other laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained in accordance with the requirements of the new Zoning Resolution.

Adjourned 3:00 P.M.

James P. Mulroy, Secretary

REGULAR MEETING

TUESDAY AFTERNOON, APRIL 17, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

1200-40-A

APPLICANT—Harry Soled for The League School, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired March 5, 1962 re—Appeal from a decision of the Borough Superintendent; previously granted on condition, for a term of years.

PREMISES AFFECTED—196 New York Avenue, west side, 65.5 feet north of Park Place, Block 1234, Lot 43, Borough of Brooklyn.

APPEARANCES—

For Applicant—Harry Soled and Milton D. Shulkin.

ACTION OF BOARD—Application reopened and term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker, and Commissioner Klein 3

Negative: Vice Chairman Kleinert and Commissioner Fox 2

THE RESOLUTION—

WHEREAS, this application was granted by the Board on January 21, 1941, on certain conditions; and

WHEREAS, the resolution was last amended on February 25, 1941; and

WHEREAS, the term of variance was last extended on March 5, 1957; and

WHEREAS, the applicant requested a further extension of the term of variance.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on January 21, 1941, as amended through March 5, 1957, only as to the term of the variance, so that as amended this portion of the resolution shall read:

"granted for a term of five years from the date of this amended resolution, to permit; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained." (Alt. 6074/40)

693-60-A

APPLICANT—Frederick H. Jones for Willow Brook Lawns, Inc., owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent—Filed pursuant to Section 36 of the General City Law re—building not fronting on legal street; previously granted on condition.

PREMISES AFFECTED—164 Wolverine Street, southwest corner of Wilder Avenue, Block 4400, Lot 1, Oakwood Heights, Borough of Richmond.

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APPEARANCES—

For Applicant: Frederick H. Jones.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on December 20, 1960, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 20, 1960, only insofar as it refers to the construction of a sidewalk, curb, curb cut and pavement along the south half of Wolverine Street, so that as *amended* this portion of the resolution shall read:

"on further condition that the owner construct temporary sidewalk, curb, curb cut and pavement to the middle of the street in accordance with the standards of the Borough President's office; that a Certificate of Occupancy be obtained and the wording of this resolution shall appear on the face of the Certificate of Occupancy." (N.B. 377/60)

694-60-A

APPLICANT—Frederick H. Jones for Willow Brook Lawns, Incorporated, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—re Appeal from a decision of the Borough Superintendent—Filed pursuant to Section 36 of the General City Law re—building not fronting on legal street; previously granted on condition.

PREMISES AFFECTED—168 Wolverine Street, south side, 52 feet west of Wilder Avenue, Block 4400, Lot 45, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Frederick H. Jones.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on December 20, 1960, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 20, 1960, only insofar as it refers to the construction of a sidewalk, curb, curb cut and pavement along the south half of Wolverine Street, so that as *amended* this portion of the resolution shall read:

"on further condition that the owner construct temporary sidewalk, curb, curb cut and pavement to the middle of the street in accordance with the standards of the Borough President's office; that a Certificate of Occupancy be obtained and the wording of this resolution shall appear on the face of the Certificate of Occupancy." (N.B. App. 378/60)

695-60-A

APPLICANT—Frederick H. Jones for Willow Brook Lawns, Inc., owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent—Filed pursuant to Section 36 of the General City Law re—building not fronting on legal street; previously granted on condition.

PREMISES AFFECTED—172 Wolverine Street, south side, 92 feet west of Wilder Avenue, Block 4400, Lot 43,

Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Frederick H. Jones.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on December 20, 1960, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 20, 1960, only insofar as it refers to the construction of a sidewalk, curb, curb cut and pavement along the south half of Wolverine Street, so that as *amended* this portion of the resolution shall read:

"on further condition that the owner construct temporary sidewalk, curb, curb cut and pavement to the middle of the street in accordance with the standards of the Borough President's office; that a Certificate of Occupancy be obtained and the wording of this resolution shall appear on the face of the Certificate of Occupancy." (N.B. 379/60)

696-60-A

APPLICANT—Frederick H. Jones for Willow Brook Lawns, Incorporated, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent—Filed pursuant to Section 36 of the General City Law re—building not fronting on legal street; previously granted on condition.

PREMISES AFFECTED—176 Wolverine Street, south side, 132 feet west of Wilder Avenue, Block 4400, Lot 41, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Frederick H. Jones.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on December 20, 1960, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 20, 1960, only insofar as it refers to the construction of a sidewalk, curb, curb cut and pavement along the south half of Wolverine Street, so that as *amended* this portion of the resolution shall read:

"on further condition that the owner construct temporary sidewalk, curb, curb cut and pavement to the middle of the street in accordance with the standards of the Borough President's office; that a Certificate of Occupancy be obtained and that the wording of this resolution shall appear on the face of the Certificate of Occupancy." (N.B. 380/60)

697-60-A

APPLICANT—Frederick H. Jones for Willow Brook Lawns, Incorporated, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent—Filed pursuant to Section 36 of the General City Law re—building not fronting on legal street; previously granted on condition.

PREMISES AFFECTED—180 Wolverine Street, south

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side, 172 feet west of Wilder Avenue, Block 4400, Lot 39, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Frederick H. Jones.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on December 20, 1960, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 20, 1960, only insofar as it refers to the construction of a sidewalk, curb, curb cut and pavement along the south half of Wolverine Street, so that as amended this portion of the resolution shall read:

"on further condition that the owner construct temporary sidewalk, curb, curb cut and pavement to the middle of the street in accordance with the standards of the Borough President's office; that a Certificate of Occupancy be obtained and that the wording of this resolution shall appear on the face of the Certificate of Occupancy." (N.B. 381/60)

698-60-A

APPLICANT—Frederick H. Jones for Willow Brook Lawns, Incorporated, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent—Filed pursuant to Section 36 of the General City Law re—building not fronting on legal street; previously granted on condition.

PREMISES AFFECTED—184 Wolverine Street, south side, 157.17 feet east of Thomas Street, Block 4400, Lot 37, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Frederick H. Jones.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on December 20, 1960, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 20, 1960, only insofar as it refers to the construction of a sidewalk, curb, curb cut and pavement along the south half of Wolverine Street, so that as amended this portion of the resolution shall read:

"on further condition that the owner construct temporary sidewalk, curb, curb cut and pavement to the middle of the street in accordance with the standards of the Borough President's office; that a Certificate of Occupancy be obtained and that the wording of this resolution shall appear on the face of the Certificate of Occupancy." (N.B. 382/60)

264-61-A

APPLICANT—Solon S. Kane for Jessie Acker and Maurice Good, owners.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—324-328 Pearl Street, east side, 100 feet north of Peck Slip, Block 106, Lot 18, Borough of Manhattan.

APPEARANCES—

For Applicant: Solon S. Kane.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated February 6, 1961 on Violation Order No. 481225, reads:

"1. Provide an approved Automatic Sprinkler System throughout building.

Chapter C19.161.0 Administrative Code."

and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the Order of the Fire Commissioner, dated February 6, 1961, acting on Violation Order #481225, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this application dated March 3, 1961, 7 sheets; that the owner shall provide watchman's service at the building, to the satisfaction of the Fire Commissioner until the building is vacated.

1123-61-A

APPLICANT—Julius S. Rapson for Westmount Builders Incorporated, owner.

SUBJECT—Application July 13, 1961—Appeal from a decision of the Borough Superintendent, re—Class 4 construction, basement.

PREMISES AFFECTED—141-43 184th Street, East side, 374.55 feet north of 143rd Avenue, Block 13055, Lot 23, Springfield Gardens, Borough of Queens.

APPEARANCES—

For Applicant: Julius S. Rapson.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated July 10, 1961 on N.B. Applic. 1119-60, reads:

"1. Final survey shows basement. A 2-family dwelling of 3 stories in frame structure is contrary to C26-254.0 4.2.1 B.C."

Resolved, that the decision of the Borough Superintendent, dated July 10, 1961, on N.B. Applic. 1119-60, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this appeal dated July 13, 1961, 4 sheets; that there shall be no human occupancy in the cellar; that all other laws, rules and regulations applicable shall be complied with; and that a Certificate of Occupancy shall be obtained.

1124-61-A

APPLICANT—Julius S. Rapson for Westmount Builders Incorporated, owner.

SUBJECT—Application July 13, 1961—Appeal from a decision of the Borough Superintendent, re—Class 4 construction, basement.

PREMISES AFFECTED—141-39 184th Street, east side, 380 feet south of 141st Avenue, Block 13055, Lot 25, Springfield Gardens, Borough of Queens.

APPEARANCES—

For Applicant: Julius S. Rapson.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

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THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated July 10, 1961 on N.B. Applic. 1120-60, reads:

"1. Final survey shows basement. A 2-family dwelling of 3 stories in frame structure is contrary to C26-254-0 4.2.1 B.C."

Resolved, that the decision of the Borough Superintendent, dated July 10, 1961, acting on N.B. Applic. 1120-60, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this application dated July 13, 1961, 4 sheets; *on further condition* that there shall be no human occupancy in the lower story; and that a Certificate of Occupancy shall be obtained.

1434-61-A

APPLICANT—John E. Paggioli for Joseph and Ida Soldi-
vera, owners.

SUBJECT—Application September 15, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—239 St. John's Avenue, north side, 279.97 feet west of St. James Place, Block 2983, Lot 60, Fort Wadsworth, Borough of Richmond.

APPEARANCES—

For Applicant: John E. Paggioli.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 1, 1961 on N.B. Applic. 330-61, reads:

"1. Street giving access is not included on the official map of the City of New York, General City Law, Art. 3, Sec. 36."

and

WHEREAS, the applicant states that the building will be 84 feet by 40 feet 6 inches in area, 2 stories, of class 4 construction, located in residence use, E area; that the proposed use and occupancy will be two family dwelling with a two car garage; and

WHEREAS, the applicant states that the building will face St. John's Avenue, in the Borough and County of Richmond; that St. John's Avenue is a street which runs up a hill; that the premises in question will be located on the highest point on St. John's Avenue; that any grades to be established in the future must of necessity conform to the present general topography; that St. John's Avenue is a macadam road with water, gas and sewer in the bed of the street; that there are presently constructed on St. John's Avenue in the immediate vicinity of the proposed construction approximately 20 houses; that the premises in question will set back 45 feet from the present lot line; that any widening therefore of St. John's Avenue would very likely cause no appreciable damage to the premises.

Resolved, that the decision of the Borough Superintendent, dated September 1, 1961, acting on N.B. Applic. 330-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted, on condition* that the building shall conform to drawings filed with this appeal dated September 15, 1961, 4 sheets; that the street paving to the center of the street, curb, sidewalk and curb cuts shall be in condition satisfactory to the Borough President; and that a Certificate of Occupancy shall be obtained.

1552-61-A

APPLICANT—Crinnion and Crinnion for Ogden Associates, owner.

SUBJECT—Application October 10, 1961—Appeal from decision of the Borough Superintendent, re—marquee.

PREMISES AFFECTED—1431 Ogden Avenue, west side, 300 feet south of University Avenue, Block 2536, Lot 29,

Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 12, 1961 on B.N. Applic. 549-61, reads:

"1. Proposed maintenance of Marquee on premises formerly used as a Theatre and subsequently changed to Bowling Alley is contrary to C26-219.0(g) Adm. Code."

and

WHEREAS, the premises was inspected by a committee of the Board and the Committee recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated September 12, 1961, acting on B.N. Applic. 549-61, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the marquee shall conform to drawings filed with this application dated October 10, 1961, 8 sheets, with the exception that the total height of sign on the facia of the marquee shall not exceed 7 feet, 3 inches; and that the sign on the 2 foot projection above the marquee shall be removed.

93-62-A

APPLICANT—Irving P. Marks for Bankers Trust Company as trustee for International Harvester Company, owner; Sears Roebuck and Company, lessee.

SUBJECT—Application January 17, 1962—appeal from a decision of the Borough Superintendent, re—escalators.

PREMISES AFFECTED—2360-2420 Bedford Avenue, 2201-2227 Beverly Road, northwest corner, and 149-172 East 22nd Street, Block 5133, Lot 14, Borough of Brooklyn.

APPEARANCES—

For Applicant: Irving P. Marks.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein..... 4

Negative: Vice Chairman Kleinert..... 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 10, 1962 on Alt. Applic. 3237-61, reads:

"2. Proposed open escalators from cellar to the second floor is contrary to section 10.5.1 of the Building Code."

and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated January 10, 1962, acting on Alt. Applic. 3237-61, Objection No. 2, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application, dated January 17, 1962, 10 sheets and April 13, 1962, 3 sheets; that in accordance with such drawings; the well openings at the ceilings shall be protected by means of a smoke baffle constructed with steel angle frame, metal lath and cement plaster, extending two feet below the ceiling; that a sprinkler water curtain be provided around the entire smoke baffle, with sprinkler heads spread 4 feet on centers; that an electrically operated device will be installed to automatically stop the operation of the escalator motors as soon as the rolling steel shutter is moved; that push buttons and indicators shall be installed at the escalator location which will ring gongs on all floors and be connected with the fire alarm system; that the individual floor supervisors, and an alternate for each, shall be trained in the operation of the shutters and monthly fire drills shall

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be conducted; that these persons shall be charged with the direct responsibility of closing the shutters and operating the fire alarm in case of fire; that the forward leaf of the shutter will be provided with painted letters not less than 3 inches in height stating "close to floor" with a directional arrow.

523-61-A

APPLICANT—Minnie Dick for First 27 Howard Realty Corporation, owner.

SUBJECT—Application April 20, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—27 Howard Street, south side, 187 feet west of Lafayette Street, Block 209, Lot 11, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal *withdrawn* at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

639-61-A

APPLICANT—H. E. Horwood for Syrus Incorporated, owner; Edward Boker Incorporated, lessee.

SUBJECT—Application May 3, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—229 West Street, east side, 49 feet 8 inches north of North Moore Street, Block 186, Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal *withdrawn* at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

649-61-A

APPLICANT—H. E. Horwood for Steinhardt and Kelly Incorporated, owner.

SUBJECT—Application May 10, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—399 Washington Street, east side, 28 feet 1 inch north of Hubert Street, Block 217, Lot 11, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal *withdrawn* at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

1013-61-A

APPLICANT—H. E. Horwood for 167-169 Canal Street Corporation, owner.

SUBJECT—Application June 29, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—167-169 Canal Street, 37-39 Elizabeth Street, northwest corner, Block 204, Lot 27, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal *withdrawn* at request of applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

1054-61-A

APPLICANT—H. E. Horwood for H. Boker and Company, Incorporated, owner.

SUBJECT—Application July 6, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—101-103 Duane Street, north side, 122 feet 6 inches west of Broadway, 10-12 Thomas Street, Block 151, Lots 1, 25, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal *withdrawn* at request of applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

86-61-A

APPLICANT—St. James Apartments, Incorporated, owner.

SUBJECT—Application January 30, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 34, subdivision 6 and Section 216, subdivision 3, of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—2456-2460 Seventh Avenue, northwest corner of West 143rd Street, Block 209, Lot 29, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to May 1, 1962, at 2 P.M. at request of the applicant, for hearing.

261-61-A

APPLICANT—S. Walter Katz for Squaretop Realty Corporation, owner, Clifton Chemical Company, lessee.

SUBJECT—Application March 6, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—246 Front Street, west side, 131 feet 8 inches south of Dover Street, and 267 Water Street, Block 107, Lots 45 and 34, Borough of Manhattan.

APPEARANCES—

For Applicant: Peter S. Gluck and Ludwig Hanauer.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to May 1, 1962, at 2 P.M. for inspection and decision.

265-61-A

APPLICANT—Eli Cheson, owner.

SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—49 Crosby Street, east side, 187 feet 3 inches north of Broome Street, Block 482, Lot 5, Borough of Manhattan.

APPEARANCES—

For Applicant: Jules R. Teitler.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to May 1, 1962, at 2 P.M. at request of the applicant.

269-61-A

APPLICANT—Lama, Proskauer and Prober for Mercerway Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block 474, Lot 29, Borough of Manhattan.

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APPEARANCES—

For Applicant: Alfred A. Lama.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to May 1, 1962, at 2 P.M. at request of the applicant; additional information requested to be submitted.

872-61-A

APPLICANT—Charles M. Spindler for Samuel Gottlieb, owner.

SUBJECT—Application June 12, 1961—Appeal from a decision of the Borough Superintendent re—wood frame structures, enlargement, chimney.

PREMISES AFFECTED—92-110 Beach 64th Street, east side, 580 feet south of Larkin Avenue, Block 15935, Lots 1 and 16, Arverne, Borough of Queens.

APPEARANCES—

For Applicant: Charles M. Spindler and John F. Fitzsimons.

For Administration: Milton J. Wechsler, Bldg. Dept., and William J. Davis, Mayor's Office.

ACTION OF BOARD—Laid over to May 1, 1962, at 2 P.M. for decision; hearing closed.

1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law—re height and bulk.

PREMISES AFFECTED—117 East 71st Street, north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to May 15, 1962, at 2 P.M. on written request of the applicant.

1432-61-A

APPLICANT—John E. Paggioli, for Michael Chaputo, Jr., owner.

SUBJECT—Application September 15, 1961—Filed pursuant to Section 36 of the General City Law—re building not facing legal street.

PREMISES AFFECTED—571 Arden Avenue, northeast corner of Sheldon Avenue, Block 5706, Lot 10, Annadale, Borough of Richmond.

APPEARANCES—

For Applicant: John E. Paggioli.

ACTION OF BOARD—Laid over to May 8, 1962, at 2 P.M. for inspection and decision.

1132-39-BZ—Vol. II

APPLICANT—De Rose and Cavalieri for J. Clarence Davies, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 21 of the Zoning Resolution, permitting in a retail use district, the erection of a one-story extension to an existing one-story commercial building occupied by two retail stores into the residence use district.

PREMISES AFFECTED—31-34 Westchester Square, west side, 185.515 feet south of Frisby Avenue and 2584-2588 Frisby Avenue and 1420-1434 Benson Street, Block 3984, Lots 4, 5, 6, 7, 8, 9, and 30, Borough of The Bronx.

APPEARANCES—

For Applicant: George J. Cavalieri.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. II, on June 3, 1958, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on June 27, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 3, 1958, as *amended* through June 27, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 1081/57)

463-59-BZ

APPLICANT—James J. Lyons, Jr., and John J. Lynch for John J. Reynolds, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired April 11, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, permitting in a D area district, the erection of a one story building occupying more than the permitted area coverage.

PREMISES AFFECTED—3701-3729 Riverdale Avenue, west side, 94.70 feet north of West 236th Street, Block 3416, Lots 158 and 162, Borough of The Bronx.

APPEARANCES—

For Applicant: James J. Lyons, Jr.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on February 24, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on April 11, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on February 24, 1960, as *amended* through April 11, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 391/59)

118-60-BZ—Vol. II

APPLICANT—David Zwiren and Sol Gallant, owners.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a retail and residence use district, the change in occupancy of the present garage into two shops to be operated independently for light manufacturing to be confined to needle trade use only, the manufacturing area exceeds the 5% permitted floor space in a retail use district.

PREMISES AFFECTED—1815 to 1819 Gates Avenue, west side, 90.07 feet north of Seneca Avenue, Block 3454, Lot 47, Ridgewood, Borough of Queens.

APPEARANCES—

For Applicant: Sol Gallant and David Zwiren.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4
Negative: Commissioner Fox 1

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THE RESOLUTION—

WHEREAS, this application was granted by the Board on July 5, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 5, 1961, by adding thereto:

"that in the event the owner desires to omit the center partition, permitting the building to be used by one tenant, to rearrange the interior of the building, and to provide one exterior door to the office area instead of the two doors heretofore shown, such changes shall be permitted, substantially as shown on revised drawing marked 'Received April 10, 1962,' 1 sheet, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Alt. 31/60)

ACTION OF BOARD—Resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative: Vice Chairman Kleinert and Commissioner Fox 2

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 5, 1961, by adding thereto:

"that the hours of operation shall be limited to from 8 A.M. to 8 P.M., with no Sunday work; and that the hours of operation shall be shown on the face of the Certificate of Occupancy." (Alt. 31/60)

813-60-BZ

APPLICANT—Lama, Proskauer and Prober for J. N. A. Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired April 4, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the erection of a building, partly one story and partly two story, for occupancy as a bank and stores with patron parking and loading and unloading on the open portion of the plot.

PREMISES AFFECTED—155-02 to 155-20 (155-06 to 155-14 official), Cross Bay Boulevard, west side, from 156th Avenue to Shore Parkway, 92-06 to 92-16 (92-10 official), Shore Parkway, 92-09 to 92-21 156th Avenue, Block 11472, Lot 38, Ozone Park, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 4, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 4, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 3135/60)

925-60-BZ

APPLICANT—The Northerly Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under section 19B(e) of the Zoning Resolution, to permit in a residence use C area district, in a proposed twelve (12)

story, cellar, basement and penthouse Multiple dwelling, the elimination of the required garage or parking space.

PREMISES AFFECTED—47-61 East 9th Street, north side, 174 feet 4 inches west of Broadway, Block 561, Lots 37, 38, 39, 40, 41, 42, 43 and 44, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Engelman.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 2, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 2, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 239/59)

1121-61-BZ

APPLICANT—Burke and Groh for Norman Venetian Blind and Shade Corporation, owner; Amalgamated Mutual Casualty Company, lessee.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the maintenance of an accessory parking lot in the residence portion of the premises for use in conjunction with the insurance office building in the retail use district.

PREMISES AFFECTED—139-31 Queens Boulevard, southeast corner of 139th Street, Block 9626, Lot 14, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Marvin Natiss.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on November 21, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on November 21, 1961, by adding thereto:

"that in the event the owner desires to substitute three 12" by 16" brick piers in place of the sections of brick wall heretofore required, such change shall be permitted substantially as shown on revised drawing of proposed conditions marked 'Received March 26, 1962,' 1 sheet, and that the rear of the building may be sandblasted instead of painted, if the owner desires, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Alt. 1019/61)

705-56-BZ

APPLICANT—Victor E. Block for James R. Gaffney, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired April 9, 1962—decision of the Borough Superintendent; previously

MINUTES

granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for parking and storage of more than five (5) passenger motor vehicles.

PREMISES AFFECTED—1060-1068 Summit Avenue and 165-169 West 165th Street, northeast corner, Block 2526, Lot 1, Borough of The Bronx.

APPEARANCES—

For Applicant: Victor E. Block.

ACTION OF BOARD—Application reopened and set for hearing on May 22, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

581-60-BZ

APPLICANT—Crinnion and Crinnion for Dorothy Steelman, owner; Sidney Frisch, lessee.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired January 24, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, the change in occupancy of the second floor of a two story building presently occupied for stores and offices, to store and factory.

PREMISES AFFECTED—742 East Tremont Avenue, south side, 115 feet east of Clinton Avenue, Block 2951, Lot 53, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

ACTION OF BOARD—Application reopened and set for hearing on May 22, 1962, at 10 A.M., to consider extension of time to obtain permits and complete the work, which had expired by limitation, requiring a new decision of the Borough Superintendent, which has been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

68-61-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr. for P. B. G. Realty, Incorporated, owner.

SUBJECT—Application for consideration—reopening for further hearing, in accordance with the order of the Court—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, to permit in a residence use C and E-1 dis-

tricts, the erection of a multiple dwelling in the E-1 area portion of the plot.

PREMISES AFFECTED—2166 Matthews Avenue, east side, 95.59 feet south of Pelham Parkway South, Block 4323, Lot 18, Borough of The Bronx.

APPEARANCES—

For Applicant: James J. Lyons, Jr.

ACTION OF BOARD—Application reopened and restored to the docket, for further hearing, consideration and determination in accordance with the order of the Court, requiring two publications in the Bulletin as notice and twenty days notification to affected property owners.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

156-62-SR

APPLICANT—National Automatic Laundry and Cleaning Council.

SUBJECT—Proposed amendment to the Rules of the Board adopted under Calendar Number 156-62-SR; amendment to the existing rule 7.9.

New matter in italics.

Old matter to be omitted in brackets.

Rule 7.9

All coin-operated dry cleaning units shall have [the] *a maximum dry load capacity [of the unit] as rated by the Board based on the factor of 2.8 times the cubic feet capacity of the basket. Any such unit may have an approved operating dry load capacity of 7.5 pounds which shall be displayed on the face of [the] each unit.*

APPEARANCES—

For Applicant: John A. Dwyer.

For Opposition: Max Siegel and Stanley Goldstein.

ACTION OF BOARD—Proposed amendment to Rule 7.9 denied.

THE VOTE TO GRANT—

Affirmative: Chairman Foley and Commissioner Klein. 2

Negative: Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 3

877-61-SM

APPLICANT—Walter J. Kirhofer for Air Wall, Inc., owner.

SUBJECT—Application for approval of material known as Air Wall.

APPEARANCES—

For Applicant: John A. Wirth.

ACTION OF BOARD—Laid over to May 22, 1962, at 2 P.M. at request of the applicant.

Adjourned 4:20 P.M.

JAMES P. MULROY, *Secretary*.

CORRECTION

*CORRECTION

That portion of the minutes of the meeting of the Board of Standards and Appeals held on June 27, 1961, as they appeared in Bulletin No. 27, Vol. 46, are hereby corrected to read as follows:

273-61-A

APPLICANT—Tito Di Vincenzo and Sylvester Murphy for Orloff Towers, Incorporated, owner.

SUBJECT—Application March 6, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for a variation of Section 27 subdivision 2f of the Multiple Dwelling Law re—yards and courts.

PREMISES AFFECTED—3900 Bailey Avenue, south side, 195.40 feet west of Van Cortlandt Avenue West, and 3889 Orloff Avenue, Block 3263, Lots 41, 85, 86, 87, 89, 93, 94, and 379, Borough of The Bronx.

APPEARANCES—

For Applicant: Tito Di Vincenzo.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 4

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent,

CORRECTION

dated February 17, 1961 on N.B. Applic. 20-61, reads:

"A-4 As the plot is an interior lot extending from street to street, and exceeding 110 ft. in depth, a double yard will be required midway between the two streets as per Sec. 27 subdiv. 2f of the Multiple Dwelling Law.

NOTE: For the purpose of the Multiple Dwelling Law, the 30 ft. wide drainage street abutting the plot at the West does not create a corner lot as defined in Sec. 4 subdiv. 31a of the Multiple Dwelling Law."

and
WHEREAS, the decision of the Borough Superintendent, dated May 3, 1961, on N.B. Applic. 20-61, reads:

"A-5—Request permission that 30'-0" wide drainage street plus a 10'-0" setback be considered a 40'-0" street with two corners."

and
WHEREAS, the applicant states that the proposed building will be 188 feet 8 inches by 49 feet irregular in area, 19 stories, 167 feet high, of class 1 construction, located in residence use, B area and class 1 1/4 height district; presently vacant; that the proposed use and occupancy will be: Level A—building office and lobby; Level B—incinerator room and multiple dwelling; Level C—boiler room, laundry and multiple dwelling; Level D—community room, storage and multiple dwelling; Level E—meter room and multiple dwelling; Level F—building entrance, storage and multiple dwelling; Level G to 12th floor—multiple dwelling; and

WHEREAS, the applicant states that the proposed building is a State Limited Profit middle income housing project which occupies 26.9% of the plot with setbacks on Bailey Avenue, Orloff Avenue and the New York City titled vested street; that it is respectfully requested to consider the existing vested drainage Street of 30 feet wide with the addition of a 10 foot setback of our property from Bailey Avenue, through to Orloff Avenue, an equivalent 40 foot street; that the City of New York acquired title to this street in 1926; that the yard and courts provided for this project are in excess of the required widths of the Multiple Dwelling Law; that the proposed project with its excess yard, courts and setbacks as well as the aforementioned occupancy of plot, will not effect the light and ventilation of adjoining properties; that it is respectfully requested that favorable consideration be given to this project as submitted to the Department of Buildings and that relief be granted; that this project as approved by the City Planning Commission and the State of New York, Division of Housing as a co-operative for families of middle income under the Mitchell Lama Act; and

"WHEREAS, the area computations are as follows;

Area of Plot—54,495 sq. ft.

Allowable coverage—36,921.75 sq. ft.

Occupied Area—14,687.61 sq. ft. (26.9%)

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, acting on N.B. Applic. 20-61, Objection No. A-4, dated Feb. 17, 1961 and on N.B. Applic. 20-61, Objection A-5, dated May 3, 1961 be and it hereby is *modified* under the powers vested in the Board by Section 310 of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted, on condition* that the building conforms with drawings filed with this application dated March 6, 1961, 15 sheets; that all laws, rules and regulations applicable be complied with and a Certificate of Occupancy be obtained.

*Correction: In the applicant's statement above all corrections are shown in italics.

*CORRECTION

That portion of the minutes of the meeting of the Board of Standards and Appeals held on December 12, 1961, as they appeared in Bulletin No. 51, Vol. 46, are hereby corrected to read as follows:

1339-61-BZ

APPLICANT—Andrew Di Camillo for Vincent Terranova, owner; Bankers Trust Company (conditional), lessee.

SUBJECT—Application August 13, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence use district, for a stated term of twenty-one (21) years, the erection of a one story and cellar building for use as a bank with accessory parking in the open area.

PREMISES AFFECTED—77-01 to 77-09 (77-05 official) 31st Avenue, 30-61 to 30-69 77th Street, northeast corner, Block 1126, Lot 40, Jackson Heights, Borough of Queens.

APPEARANCES—

For Applicant: Gerald De Pace and Andrew Di Camillo.
For Opposition: Harold D. Appleton, Jean Arco and Walter K. Hlenski.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on November 28, 1961 after due notice by publication in the Bulletin; laid over to December 12, 1961 for inspection and decision; applicant to supply additional information requested; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 4, 1961 acting on N.B. Applic. No. 2480-60, reads:

"1. Erection of a bank and parking for employees and customers cars in a Residence use district is contrary to Art. II, Sec. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the application be granted; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7e of the Zoning Resolution, to permit in a residence use district, for a term of 21 years, the erection of a one story and cellar building for use as a bank, with accessory parking in the open area *on condition* the work be done in conformance with drawings filed with this application dated August 15th, 1961, 5 sheets; and *December 8, 1961, 1 sheet*; on *further condition* that a concrete curb, 8 inches high, be constructed east and west in the northeast corner of the lot, 5 feet from the north lot line so that there would be no parking of cars in that strip which is to be planted; that the entire parking lot be enclosed with a three foot high brick wall with an iron picket fence on top of the brick wall to a total height of five feet six inches; *that this fence be constructed inside the lot lines of this plot near the rear of the dwelling on Lot 45, Block 1126 to leave a portion of the plot 5'0" deep and 3'9" to 4'0" wide unfenced as shown on drawing filed December 8, 1961*; that there be parking permitted only during the business hours of the bank; that all laws, rules and regulations applicable be complied with, permit be obtained, work done, Certificate of Occupancy be obtained within the requirements of Section 22A of the Zoning Resolution.

*Correction: In the Resolved portion above all corrections are shown in italics.

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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps *NOT ACCEPTABLE*.

52.05
NEW

BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

Issued under authority of Chapter 27, Section 665 of the Charter of the City of New York

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No. 18

DIRECTORY

BOARD OF STANDARDS AND APPEALS

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JOHN B. CINCOTTA, Chief Clerk

NOTICE TO APPELLANTS AND APPLICANTS

No appeal or application will be entertained in connection with which court proceedings are pending or in progress, unless exception is granted by the chairman, nor accepted which is not filed within thirty days from the date of the action of the Administrative Official.

Any communication purporting to be an appeal or application shall be regarded as a mere notice of intention to seek relief until it is filed on the form required by the rules of this board.

Upon receipt of any such communication the writer will be supplied with the official forms for presenting his appeal or application.

At the time of filing an appeal or application, the appellant or applicant shall forward a signed notice of appeal addressed to the Administrative Official either Borough Superintendent of Buildings or Fire Commissioner and file with this board a duplicate of said notice.

Appellants and applicants are advised that their plans must indicate the points of the compass so as to establish the true location and position of the property, the subject of the appeal or application.

Appeals and applications will be simplified and their disposition expedited by conforming to these directions.

MAX H. FOLEY, Chairman.

HOURS OF CONSULTATION

10 A.M. to 1 P.M.

Any person desiring to consult the Chairman, the Commissioners, Director or the Engineers, pertaining to the work of the board, will be seen only between the hours of ten in the morning and one in the afternoon—Saturdays excepted.

PUBLIC HEARINGS

Tuesday at 10 a.m. and 2 p.m.

Special meetings as published in this Bulletin.

All hearings are held at 80 Lafayette Street, 9th Floor, Borough of Manhattan.

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Corrections Affecting Calendar Numbers 880-56-A—Vol. II, 522-57-A, 967-57-BZ and 628-29-BZ—Vol. III.

Fire Drill Rules.

CALENDAR

DOCKET

New Cases Filed up to April 25, 1962

Cal. No. Dept. Premises Affected

316-62-A—F.D.—570 River Avenue and 585 Gerard Avenue, southeast corner, Block 2352, Lot 15, Borough of The Bronx, F.D. Order No. 3482-1, re—sprinkler system.

317-62-SM—Aqua-Clear Feeder, (attached directly into water line to prevent rust and corrosion), manufactured by Sudbury Laboratory, Material.

318-62-SM—Barclay Prefinished Paneling, solidtone, streamline and tile patterns, and T and G Random Grooved Plank, manufactured by Barclay Manufacturing Co., Inc., Material.

319-62-SM—Gold Bond Corinthian Acoustical Tile, (non-combustible interior finish acoustical material), manufactured by National Gypsum Company, Material.

320-62-SA—Weil-McLain Type "D" Gas Boilers, various models, (low pressure, cast iron, boiler for hot water systems), manufactured by Weil-McLain Co., Appliance.

321-62-SM—Laclede SC Series Steel Joists, manufactured by Laclede Steel Co., Material.

322-62-A—F.D.—395-397 Greenwich Street and 62 Beach Street, southeast corner, Block 188, Lot 15, Borough of Manhattan, F.D. Violation Order No. 527768, re—sprinkler system.

323-62-BZ—B.M.—42 East 69th Street, south side, 150 feet west of Park Avenue, Block 1383, Lot 43, Borough of Manhattan, Alt. 2483-61, re—proposed increase in occupancy—extension exceeds the maximum lot coverage, R8 District.

324-62-A—B.R. and F.D.—1795 Victory Boulevard, (1801 Victory Boulevard), north side, 158.02 feet (157.59 feet US Std.), Block 371, Lot 53, Castleton Corners, Borough of Richmond, B.N. 7-62 and F.D. Order No. 2391-1, re—sprinkler system.

325-62-A—F.D.—82-05 155th Avenue, east side, 162 feet south of 82nd Street, Block 11444, Lot 1, Howard Beach, Borough of Queens, F.D. Folder No. S646087, re—chlorine installation for swimming pool.

326-62-A—F.D. and B.M.—217-219 Centre Street, west side, 80 feet 1 inch south of Grand Street, Block 234, Lot part of 15, Borough of Manhattan, F.D. Violation Order No. 426627, Alt. 1484-61, re—egress; sprinkler system.

327-62-A—F.D. and B.M.—153-155 Lafayette Street, east side, 80 feet 1 inch south of Grand Street, Block 234, Lot Part of 15, Borough of Manhattan, F.D. Violation Order No. 482824, Alt. 1483-61, re—sprinkler system; egress.

328-62-SM—Ambas-A-Dor Door, Passage-door, both interior and exterior, manufactured by Oxford Plastic Products Co., Material.

329-62-SA—Laun-Dri-Clean, Model LTV-17-100 (coin-operated), coin-operated commercial dry cleaner (utilizing Valclene), manufactured by LTV Industrial Division of Temco Electronics & Missiles Co., Appliance.

330-62-A—F.D.—1815 Webster Avenue, west side, 84 feet 43 inches north of 175th Street, 1808-1820 Carter Avenue, Block 2892, Lot 77, Borough of The Bronx, F.D. Order No. 3119-1, re—sprinkler system.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

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Carbon Dioxide Liquefier, Rules..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of.	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
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Zoning Resolution, Rule to Supplement Section 19-A—July 11, 1958.	Sept. 3, 1946—Vol. 31, No. 36

MAY 8, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, May 8, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matters:

CALENDAR

1934-61-BZ

APPLICANT—Burke and Groh for Clark Carpet Cleaning Company, owner; O/U/Contract: Greenway Holding Corp.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail and residence use, D and E-1 area, Class ½ height district, the erection of a fourteen story multiple dwelling that encroaches on the required setback and side yards does not provide a yard abutting the residence district, exceeds the permitted floor area in the E-1 district, has less than the required parking spaces and exceeds the permitted height.

PREMISES AFFECTED—223-05 Northern Boulevard, northeast corner of 223rd Street, Block 6329, Lots 1 and 11, Bayside, Borough of Queens.

1935-61-A

APPLICANT—Burke and Groh for Clark Carpet Cleaning Company, owner; O/U/Contract: Greenway Holding Corporation.

SUBJECT—Application December 14, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Sections 4 and 26 sub 2 of the Multiple Dwelling Law re—height, minimum dimensions of yard or courts.

PREMISES AFFECTED—223-05 Northern Boulevard, northeast corner of 223rd Street, Block 6329, Lot 1 and 11, Bayside, Borough of Queens.

1789-61-BZ

APPLICANT—Frederick A. Ketcher for Gales Service Station, Incorporated, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7e and 7f of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, office, storage, lubrication, accessory car wash, minor motor vehicle repairs with hand tools only and the parking and storage of more than five motor vehicles with a ground sign for a temporary term of fifteen years.

PREMISES AFFECTED—2307 White Plains Road, west side, 52.6 feet north of Waring Avenue, Block 4426, Lots 50, 52, and 54, Borough of The Bronx.

1777-61-BZ

APPLICANT—Michael A. Cardo for Constantino Di Tullio, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Sections 7e, 7f and 7A of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, lubricatorium, minor motor repairs (mainly with hand tools), car wash and the parking of more than five cars with show windows within 75 feet of a residence district for a stated term of twenty years.

PREMISES AFFECTED—3251-3259 (3255 official) East Tremont Avenue, and 1201-1211 Puritan Avenue, northwest corner, Block 5331, Lot 1, Borough of The Bronx.

1752-61-BZ

APPLICANT—Henry Nordheim for Jack DeLisi, owner.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use district, parking and storage of motor vehicles.

PREMISES AFFECTED—3114 Villa Avenue, 20 East 204th Street, southeast corner, Block 3310, Lots 29 and 31, Borough of The Bronx.

1747-61-BZ

APPLICANT—Julius S. Rapson for Joseph Parrinello, Jr., owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a retail use district, the sale of gas and oil, office, accessories, car washing,

parking of more than five motor vehicles and use of a ground sign.

PREMISES AFFECTED—135-08 131st Street, northwest corner of mapped 135th Road, Block 11865, Lots 39, 40 and 41, South Ozone Park, Borough of Queens.

1642-61-BZ

APPLICANT—Henry C. Brucker for Melvin Handler, owner; Jack Oxenhandler, lessee.

SUBJECT—Application November 1, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, the rehabilitation of an existing gasoline service station with lubricatorium, auto repairs with hand tools only and office.

PREMISES AFFECTED—64-52 Myrtle Avenue, 72-07 Cypress Hills Street, southeast corner, Block 3600, Lot 1, Glendale, Borough of Queens.

1581-61-BZ

APPLICANT—Julius S. Rapson for Bonded Developers Incorporated, owner.

SUBJECT—Application October 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a two story and basement one family dwelling that encroaches on the required setback and rear yard.

PREMISES AFFECTED—117-03 Babbage Street, east side, 8.39 feet south of 117th Street, Block 9260, Lot 39, Richmond Hill, Borough of Queens.

80-54-BZ—Vol. II

APPLICANT—Irwin Emerman for Dryden Hotel Association, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, B area, Class 1½ height district in an existing 16 story and penthouse multiple dwelling, the increase in the area of the penthouse enlarge the present private dining room, the proposed extension encroaches on the required rear yard and encroaches on the height setback.

PREMISES AFFECTED—148-152 East 39th Street, south side, 100 feet east of Third Avenue, Block 894, Lot 52, Borough of Manhattan.

169-52-BZ—Vol. II

APPLICANT—Abraham Farber for Silvio Castelli, owner.

SUBJECT—Application reopened January 30, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use district, the erection of a one story extension to an existing motor vehicle repair shop into an adjoining lot, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—500-508 Coney Island Avenue and 25-37 Turner Place northwest corner, Block 5341, Lot 23, 24 and 25, Borough of Brooklyn.

1081-41-BZ

APPLICANT—Lama, Proskauer and Prober for Corroview Realty Inc., Owner.

SUBJECT—Application reopened April 3, 1962 for consideration as to extension of term of variance, expired March 5, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a local retail use district the use of the cellar story of a building for bowling alleys, billiard and pool tables.

PREMISES AFFECTED—102-43 to 102-55 Queens Boulevard, northeast corner of 68th Road, Block 2137, Lot 1, Forest Hills, Borough of Queens.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

CALENDAR

1224-21-BZ—Vol. II

APPLICANT—Henrietta and Caroline Whitney, owners; Rabco Plastics, lessee.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use district, in an existing public garage previously granted by the Board, the extension of the use to include a factory.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

Hearing closed—Laid over from March 27, 1962 to April 10, 1962, for inspection and decision; then to May 8, 1962, for re-inspection and decision; applicant to submit revised drawing.

1749-61-A

APPLICANT—Henrietta and Caroline Whitney, owners.

SUBJECT—Application filed October 6, 1961—Appeal from a decision of the Borough Superintendent, re—tabular limits, exits, and location of gas pump, storage and parking of hearses.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

1508-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for City Wide Knitwear Processing Company, Incorporated, owner.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the erection of a one story extension to an existing factory for the dyeing and processing of furniture.

PREMISES AFFECTED—87-10 (88-02 displayed) Linden Boulevard, southwest corner of 88th Street, Block 11397, Lot 50, Ozone Park, Borough of Queens.

Hearing closed—Laid over from March 27, 1962 to April 10, 1962, for inspection and decision; then to May 8, 1962, for decision at request of applicant; applicant to submit additional drawings.

1587-61-BZ

APPLICANT—Burke and Groh for Winfield Associates Incorporated, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and residence use C area district, the erection of a one story extension to an existing contractors' equipment and storage building located in the residence use portion of the premises, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—70-02 51st Road, southeast corner of 72nd Place, Block 2465, Lots 1, 2, 3, 4 and 5, Elmhurst, Borough of Queens.

Hearing closed—Laid over from April 17, 1962, to May 8, 1962, for inspection and decision.

1611-61-BZ

APPLICANT—A. H. Salkowitz for Irving Warfield Etals doing business as Flatlands Shoppers Mart Company, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, in conjunction with the erection of a one story and cellar building for use as market and retail stores, the extension of the accessory parking area into the residence portion of the premises.

PREMISES AFFECTED—913 to 947 East 108th Street, north side, 89.51 feet east of Flatlands Avenue, Block 8235, Lot 342, Borough of Brooklyn.

Hearing closed—Laid over from April 17, 1962, to May 8,

1962, for inspection and decision; applicant to amend application.

1654-61-BZ

APPLICANT—Patrick D. Concagh for American Oil Company and Max Davidson, owners.

SUBJECT—Application October 27, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the extension in area and reconstruction of an existing gasoline service station to have lubritorium, auto laundry (non-automatic) accessory sales and office, motor repair shop with hand tools only and the parking and storage of motor vehicles.

PREMISES AFFECTED—1514 Bronxdale Avenue, northeast corner of Poplar Street, Block 4062, Lots 27 and 28, Borough of The Bronx.

Hearing closed—Laid over from April 17, 1962, to May 8, 1962, for inspection and decision; applicant to amend application.

1659-61-BZ

APPLICANT—Max Siegel Associates for 180 Tenants Corporation, owner; Gracie Mansion Garage, Incorporated, lessee.

SUBJECT—Application November 6, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution and Section 60(3) Multiple Dwelling Law, to permit in a residence use district, for a term of twenty-one (21) years, the addition of transient parking for the surplus tenants spaces within the existing multiple dwelling accessory garage.

PREMISES AFFECTED—180-194 East End Avenue, west side from East 88th Street to East 89th Street, 535-541 East 88th Street, 540-546 East 89th Street, Block 1585, Lot 23, Borough of Manhattan.

Hearing closed—Laid over from April 17, 1962, to May 8, 1962, for inspection and decision.

1660-61-A

APPLICANT—Max Siegel Associates for 180 Tenants Corporation, owner; Gracie Mansion Garage, Incorporated, lessee.

SUBJECT—Application November 6, 1961—Filed pursuant to Section 60 subd 1(b) of the Multiple Dwelling Law re—transient parking in accessory garage.

PREMISES AFFECTED—180-194 East End Avenue, west side from East 88th Street to East 89th Street, 535-541 East 88th Street, 540-546 East 89th Street, Block 1585, Lot 23, Borough of Manhattan.

1714-61-BZ

APPLICANT—Larry Meltzer for Estate of Victor Holsky, owner; Victor Auto Sales Corporation, lessee.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Sections 7i, 7A and 21 of the Zoning Resolution, to permit in a business use, C area district, the erection of a one story extension to an existing auto showroom to be used as an accessory motor vehicle repair shop with hand tools only, the proposed extension exceeds the permitted area coverage and has business entrances within 75 feet of a residence use district.

PREMISES AFFECTED—4621-4623 4th Avenue, 401-411 47th Street, northeast corner, Block 756, Lot 1, Borough of Brooklyn.

Hearing closed—Laid over from April 17, 1962, to May 8, 1962, for inspection and decision.

1744-61-BZ

APPLICANT—Ingram S. Carner for Mario Di Filippo, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the erection of a one story extension to a motor vehicle repair shop, auto showroom, sales and display of new and used cars and storage garage for more than five cars.

CALENDAR

PREMISES AFFECTED—128-10 Merrick Boulevard, northwest corner of 129th Avenue, Block 12528, Lot 109, Springfield, Borough of Queens.

Hearing closed—Laid over from April 17, 1962, to May 8, 1962, for inspection and decision; applicant to submit revised drawings.

1745-61-BZ

APPLICANT—Ingram S. Carner for Mike and Joe's Auto Service, owners.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station with office, lubritorium, car washing (non-automatic) minor auto repairs and the parking of cars awaiting service with a sign standard and curb cuts.

PREMISES AFFECTED—96-06 to 96-12 (96-10 official) Corona Avenue, south side, 53.27 feet east of Junction Boulevard, Block 1878, Lot 4, Corona, Borough of Queens.

Hearing closed—Laid over from April 17, 1962, to May 8, 1962, for inspection and decision; applicant to submit photostat of Fire Department certificates.

1743-61-BZ

APPLICANT—Charles M. Spindler for 39-46 Crescent Street Bldg., Corporation, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7c and 7e of the Zoning Resolution, to permit in a business and residence use district, the extension to an existing building for sale of auto accessories, brake adjustment, front end alignment, ignition repairs, muffler installation and mounting of tires.

PREMISES AFFECTED—72-16 to 72-18 (72-16 official) Roosevelt Avenue, south side, 116 feet (121 survey) west of 73rd Street, Block 1304, Lot 40, Jackson Heights, Borough of Queens.

Hearing closed—Laid over from April 17, 1962, to May 8, 1962, for inspection and decision.

1536-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7e, 9A and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a hotel with public restaurant, catering, meeting room and ballroom, the proposed building exceeds the permitted height within two miles of a designated airport and the building and pool encroaches on the required setback from a mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 to 13276, Lots 7 and 1, Rosedale, Borough of Queens.

Hearing closed—Laid over from March 13, 1962 to March 27, 1962, for hearing; then to April 17, 1961, for inspection and decision; applicant to submit additional information; then to May 8, 1962, for applicant to obtain new objection from Borough Superintendent, and for decision.

1537-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—Filed pursuant to Section 35 Art. 3, of the General City Law re—build in bed of mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

1617-61-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr., for John M. Charles, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Sections 7e, 19A (j) and 21 of the Zoning Resolution, to permit in a residence use

E-1 area district, the erection of a one story and cellar building for use as retail stores with patron parking in the open area, the proposed building encroaches on the required setback from a mapped street, exceeds the permitted area coverage and does not provide the required loading berth.

PREMISES AFFECTED—766-784 Castle Hill Avenue, east side, from Lafayette Avenue to Virgil Place, 2202-2206 Lafayette Avenue, 2203-2207 Virgil Place, Block 3615, Lot 28, Borough of The Bronx.

Hearing closed—Laid over from April 3, 1962 to April 17, 1962 for inspection and decision; then to May 8, 1962, for decision; applicant to submit revised drawings.

MAX H. FOLEY, *Chairman.*

MAY 8, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, May 8, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:*

94-52-SM

APPLICANT—Keystone Steel & Wire Co., owner—reinforcement for stucco.

587-53-SM

APPLICANT—Keystone Steel & Wire Co., owner—metal corner bead for plaster construction.

274-60-SA

APPLICANT—Republic Appliance Div., Republic-Transcon Industries, Inc., owner—automatic gas storage water heater.

411-61-SM

APPLICANT—Filon Plastics Corp., owner—plastic for light diffuser, glazing in schools and patio roofs.

444-61-SM

APPLICANT—The Peelle Company, owner—opening protective assembly.

573-61-SM

APPLICANT—R. H. Neisel for Johns-Manville Corp., owner—incombustible asbestos sheets.

829-61-SM

APPLICANT—Weiss & Klau for Standard Coated Products, Inc., owner—vinyl wall coverings.

964-61-SM

APPLICANT—The B. F. Goodrich Company, owner—plastic light diffuser.

1151-61-SA

APPLICANT—W. M. Cissell Manufacturing Co., Inc., owner—laundry type steam heated clothes dryer.

1254-61-SA

APPLICANT—The C. A. Olsen Mfg. Co., owner—gas-fired space heaters.

1279-61-SA

APPLICANT—Janitrol Division, Midland-Ross Corp., owner—air conditioner.

1280-61-SA

APPLICANT—Janitrol Division, Midland-Ross Corp., owner—heating and cooling units.

1316-61-SM

APPLICANT—Carlson Hoist & Machine Co., Inc., owner—bucket hoist.

CALENDAR

1407-61-SA

APPLICANT—McIntosh Equipment Corp., for Layne & Bowler, Inc., owner—transfer pumps.

1565-61-SA

APPLICANT—Delco Appliance Division, General Motors Corp., owner—gas-fired warm air heaters.

1600-61-SA

APPLICANT—William Keay for Gilbert & Barker Mfg. Co., owner—gun-type oil burner.

1432-61-A

APPLICANT—John E. Paggioli, for Michael Chaputo, Jr., owner.

SUBJECT—Application September 15, 1961—Filed pursuant to Section 36 of the General City Law—re building not facing legal street.

PREMISES AFFECTED—571 Arden Avenue, northeast corner of Sheldon Avenue, Block 5706, Lot 10, Annadale, Borough of Richmond.

584-61-A

APPLICANT—J. M. Berlinger for David Morgenstern and Manny E. Duell, owners.

SUBJECT—Application May 3, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Sections 216, and 34, of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—60 West 10th Street, south side, 150 feet 6¼ inches east of 6th Avenue, Block 573, Lot 11, Borough of Manhattan.

673-61-A

APPLICANT—Charles M. Shapiro for Battle Creek Finishing Corporation, owner.

SUBJECT—Application May 5, 1961—Appeal from a decision of the Fire Commissioner and Borough Superintendent, re—Paint Spray Equipment.

PREMISES AFFECTED—1515 Hart Place, northwest corner of West 15th Street, Block 6997, Lot 136, Borough of Brooklyn.

1322-61-A

APPLICANT—Saul Goldsmith, for Simon Holland and Son, Inc., owner.

SUBJECT—Application August 14, 1961—Appeal from a decision of the Borough Superintendent, re paint spraying equipment.

PREMISES AFFECTED—1490-1494 Linden Boulevard, south side, 262 feet, 2 inches east of Rockaway Avenue, Block 3644, Lot 73, Borough of Brooklyn.

1488-61-A

APPLICANT—Saul Goldsmith, for Circle Wire and Cable Corporation, owner.

SUBJECT—Application September 27, 1961—Appeal from a decision of the Borough Superintendent, re-removal of interior fire wall.

PREMISES AFFECTED—55-04 to 55-28 Maspeth Avenue and 57-01 to 57-65 Page Place, southeast corner, Block 2610, Lot 524, Maspeth, Borough of Queens.

59-62-A

APPLICANT—Albert Melniker for Robert G. Neylon and Mildred E. Neylon, owners.

SUBJECT—Application January 15, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—43 Watson Avenue, west side, 137.75 feet north of Pearson Street, Block 2631, Lot 52, Travis, Borough of Richmond.

60-62-A

APPLICANT—Albert Melniker for Philip Steinberg, owner.

SUBJECT—Application January 15, 1962—Filed pursuant

to Section 36 of the General City Law—re building not facing legal street.

PREMISES AFFECTED—15 Gurdon Street, north side, 100 feet west of Woolley Avenue, Block 474, Lot 179, Westerleigh, Borough of Richmond.

61-62-A

APPLICANT—Albert Melniker for Philip Steinberg, owner.

SUBJECT—Application January 15, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—19 Gurdon Street, north side, 147 feet west of Woolley Avenue, Block 474, Lot 181, Westerleigh, Borough of Richmond.

64-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—18 Dora Street, south side, 154.09 feet west of Woolley Avenue, Block 472, Lot 48, Westerleigh, Borough of Richmond.

65-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—22 Dora Street, south side, 198.09 feet west of Woolley Avenue, Block 472, Lot 46, Westerleigh, Borough of Richmond.

66-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—32 Dora Street, south side, 286.09 feet west of Woolley Avenue, Block 472, Lot 42, Westerleigh, Borough of Richmond.

67-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—36 Dora Street, south side, 328.09 feet west of Woolley Avenue, Block 472, Lot 40, Westerleigh, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

MAY 22, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, May 22, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1136-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e), 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

CALENDAR

PREMISES AFFECTED—168-05 to 168-15 144th Drive, northeast corner of 168th Street, Block 13274, Lot 184, Rosedale, Borough of Queens.

Laid over from April 10, 1962 to May 22, 1962, at request of applicant; applicant to send out twenty day notices, and to submit corrected papers.

1767-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—168-05 to 168-15 144th Drive, northeast corner of 168th Street, Block 13274, Lot 184, Rosedale, Borough of Queens.

1137-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e), 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-20 to 144-40 175th Street, west side, 100 feet north of 144th Drive, Block 13274, Lot 237, Rosedale, Borough of Queens.

Laid over from April 10, 1962 to May 22, 1962, at request of applicant; applicant to send out twenty day notices, and to submit corrected papers.

1768-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—144-30 to 144-40 175th Street, west side, 100 feet north of 144th Drive, Block 13274, Lot 237, Rosedale, Borough of Queens.

1138-61-BZ

APPLICANT—Burke and Groh for Queens F and J Realty Incorporated, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e), 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-60 to 144-70 176th Street, southwest corner, 144th Drive, Block 13287, Lot 2, Rosedale, Borough of Queens.

Laid over from April 10, 1962 to May 22, 1962, at request of applicant; applicant to send out twenty day notices, and to submit corrected papers.

1769-61-A

APPLICANT—Burke and Groh for Queens F and J Realty Inc., owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for Variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of Yard or courts.

PREMISES AFFECTED—144-60 to 144-70 176th Street,

southwest corner, 144th Drive, Block 13287, Lot 2, Rosedale, Borough of Queens.

1139-61-BZ

APPLICANT—Burke and Groh for Queens F and J Realty Incorporated, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e), 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setbacks, does not provide the required number of parking spaces and exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-61, 144-71 and 144-81 176th Street, southeast corner of mapped 144th Drive, Block 13288, Lot 33, Rosedale, Borough of Queens.

Laid over from April 10, 1962 to May 22, 1962, at request of applicant; applicant to send out twenty day notices, and to submit corrected papers.

1770-61-A

APPLICANT—Burke and Groh for Queens F and J Realty Inc., owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yards and courts.

PREMISES AFFECTED—144-61 to 144-81 176th Street, southeast corner of mapped 144th Drive, Block 13288, Lot 33, Rosedale, Borough of Queens.

374-16-BZ—Vol. IV

APPLICANT—Lama, Proskauer and Prober for Dominick Service Station, owner.

SUBJECT—Application reopened February 14, 1962 as Volume IV—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business use district, at an existing gasoline service station and public garage previously granted by the Board, the extension of the uses to include motor vehicle repairs, body and fender work and incidental painting and spraying.

PREMISES AFFECTED—1664-1670 Fulton Street, south side, 363 feet east of Troy Avenue, Block 1700, Lot 26, Borough of Brooklyn.

693-29-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for J. P. and H. A. Whelan, owners; Whelan's Garage, Incorporated, lessee.

SUBJECT—Application reopened January 30, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, the extension of the existing uses of storage garage, boiler room and parking lot for more than five motor vehicles to include minor motor vehicle repairs with hand tools only.

PREMISES AFFECTED—3129 Bailey Avenue, west side, 106-04 feet south of west 233rd Street, Block 3267, Lots 35, 36, 50 and 54, Borough of the Bronx.

1539-61-BZ

APPLICANT—Simeon Heller and George J. Meltzer for William Steinbeck, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7c, 7A and 21 of the Zoning Resolution, to permit in a retail and residence use D and E area district, the erection of a one story and cellar extension to an existing restaurant, bar and cabaret with a dwelling on the second floor, the open area extending into the residence district is to be used for accessory parking and has business entrances and exits within 75 feet of a residence use district.

PREMISES AFFECTED—81-01 to 81-05 Myrtle Avenue, north side, from 81st Street to 82nd Street, 78-45 to 78-59 81st Street, 78-72 to 78-84 82nd Street, Block 3832, Lot 1, Glendale, Borough of Queens.

CALENDAR

1540-61-A

APPLICANT—Simeon Heller and George J. Meltzer for William Steinbeck, owner.

SUBJECT—Application October 6, 1961—Appeal from a decision of the Borough Superintendent re—frame build, extension, stairs.

PREMISES AFFECTED—81-01 to 81-05 Myrtle Avenue, north side, from 81st Street to 82nd Street, 78-45 to 78-59 81st Street, 78-72 to 78-84 82nd Street, Block 3832, Lot 1, Glendale, Borough of Queens.

1681-61-BZ

APPLICANT—Samuel Garnett for Henderson Mathews, owner; South View Service Station, Incorporated, lessee.

SUBJECT—Application November 13, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, auto repair shop and five car garage the erection of a one story extension to the existing shop building to enclose the existing uses.

PREMISES AFFECTED—29-37 7th Avenue South, east side, 9 feet, 10½ inches north of Bedford Street, Block 586, Lot 45, Borough of Manhattan.

1775-61-BZ

APPLICANT—George J. Regan for Steve Zedlovich, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a two story and basement two family dwelling that encroaches on the required setbacks.

PREMISES AFFECTED—21-32 150th Street, northwest corner of 22nd Avenue, Block 4672, Lot 33, Whitestone, Borough of Queens.

1779-61-BZ

APPLICANT—Lama, Proskauer and Prober for Anmac Holding Corporation, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a manufacturing and residence use district the extension of use of lubritorium, storage garage for more than five cars, office, storage and parking for more than five cars (owners' taxis) into a residence use district.

PREMISES AFFECTED—1876-1906 (1882-1888 official) Atlantic Avenue, south side, 100 feet east of Rochester Avenue, 1869-1875 Pacific Street, Block 1338, Lot 17, Borough of Brooklyn.

1780-61-BZ

APPLICANT—Lama, Proskauer and Prober for North Queens Realty Company Incorporated, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Sections 7a, 7e and 21 of the Zoning Resolution, to permit in a residence use "D" area a one story extension to a frame building, exceeding area coverage, for use as a real estate office in a residence "D" area district.

PREMISES AFFECTED—46-98 192nd Street, 46-98 Hollis Court Boulevard, southwest corner, Block 5603, Lot 27, Flushing, Borough of Queens.

1781-61-A

APPLICANT—Lama, Proskauer and Prober for North Queens Realty Co., owner.

SUBJECT—Application December 4, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 frame building ext.

PREMISES AFFECTED—46-98 192nd Street, 46-98 Hollis Court Blvd., southwest corner, Block 5603, Lot 27, Flushing, Borough of Queens.

1917-61-BZ

APPLICANT—Robert L. Bien for Housing Enterprises, Incorporated, owner.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence use district, the erection of a new multiple dwelling and restaurant.

PREMISES AFFECTED—61-75 East End Avenue, 601 East 82nd Street, northeast corner, 602-606 East 83rd Street, Block 1590, Lots 8 to 18 incl., Borough of Manhattan.

1372-61-BZ

APPLICANT—Hyman H. Smith for Marie Litzinger, owner.

SUBJECT—Application August 25, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of years.

PREMISES AFFECTED—2940-2942 West 22nd Street, west side, 233 feet, 6¾ inches north of Surf Avenue, Block 7057, Lot 24, Borough of Brooklyn.

Laid over from March 20, 1962, to May 22, 1962, at request of the applicant, for continued hearing.

705-56-BZ

APPLICANT—Victor E. Block for James R. Gaffney, owner.

SUBJECT—Application reopened for consideration as to extension of term of variance, expired April 9, 1962—decision of the Borough Superintendent, previously granted on condition under Section 7h of the Zoning Resolution, permitting in a residence use district the maintenance of a parking lot for parking and storage of more than five (5) passenger motor vehicles.

PREMISES AFFECTED—1060-1068 Summit Avenue and 165-169 West 165th Street, northeast corner, Block 2526, Lot 1, Borough of The Bronx.

581-60-BZ

APPLICANT—Crinnion and Crinnion for Dorothy Steelman, owner; Sidney Frisch, lessee.

SUBJECT—Application reopened April 17, 1962 for consideration as to extension of time to complete, expired January 24, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a business and residence use district, the change in occupancy of the 2nd floor of a two story building to store and factory.

PREMISES AFFECTED—742 East Tremont Avenue, south side, 115 feet east of Clinton Avenue, Block 2951, Lot 53, Borough of The Bronx.

1228-40-BZ-Vol. III

APPLICANT—Larry Meltzer for Avenue P and East 19th Street Incorporated, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use, E area district, at an existing two story building occupied as stores, sales and showrooms and manufacturing of ladies coats, the erection of a one story extension into the residence portion for an additional store, the proposed extension exceeds the permitted area coverage, encroaches on the required setbacks and has a business sign.

PREMISES AFFECTED—1610-1620 East 19th Street and 1816-1824 Avenue P, south west corner, Block 6781, Lot 7, Borough of Brooklyn.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision; then to March 27, 1962, for hearing and decision; then to May 22, 1962, for decision at request of applicant, to submit additional information.

MAX H. FOLEY, *Chairman.*

CALENDAR

May 22, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, May 22, 1962, at 2 o'clock at 80 Lafayette Street 9th floor, New York 13, N. Y. on the following matters:

187-61-A

APPLICANT—Joseph B. Cooper and Sons Incorporated, lessee for 180 Varick Street Corporation, owner.
SUBJECT—Application February 16, 1961—Appeal from an order of the Fire Commissioner re—exit doors.
PREMISES AFFECTED—180 Varick Street, east side, from King Street to Charlton Street, Block 519, Lots 10, 67, 68 and 70, Borough of Manhattan.

203-61-A

APPLICANT—Robert Teichman for 48 Stone Street Corporation, owner.
SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—48 Stone Street, south side, 66 feet 9 inches east of Coenties Alley, 81 Pearl Street, Block 29, Lot 24, Borough of Manhattan.

271-61-A

APPLICANT—23 Ferry Street Realty Corporation, owner; Delpro Sales Company, Incorporated, lessee.
SUBJECT—Application March 8, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—25 Ferry Street, north side, 24.11 feet east of Jacob Street, Block 104, Lot 11, Borough of Manhattan.

1037-61-A

APPLICANT—Samuel Garnett for Lucy Riccardi Incorporated, owner.
SUBJECT—Application July 5, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 construction—Garage.
PREMISES AFFECTED—89-93 Jane Street, north side, 56 feet 5 inches east of Washington Street, Block 642, Lot 72, Borough of Manhattan.

87-62-A

APPLICANT—Goldberg and Scutaro for Antonio Tocco, owner.
SUBJECT—Application January 23, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—26-12 14th Place, west side, 92.46 feet south of 26th Avenue, Block 901, Lot 89, Astoria, Borough of Queens.

100-62-A

APPLICANT—Harold E. Diamond for Valberg Hansen, owner.
SUBJECT—Application January 25, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re building not facing legal street.
PREMISES AFFECTED—82 Seymour Avenue, southeast corner of Richmond Avenue, Block 1061, Lot 39, Granitville, Borough of Richmond.

101-62-A

APPLICANT—Harold E. Diamond for Valborg Hansen, owner.
SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—76 Seymour Avenue, south side, 59.46 feet east of Richmond Avenue, Block 1061, Lot 41, Granitville, Borough of Richmond.

231-62-A

APPLICANT—Casale and Nowell for Birch-Wathen School, Incorporated, owner.
SUBJECT—Application March 6, 1962—Appeal from a decision of the Borough Superintendent, re—stairs.
PREMISES AFFECTED—9 East 71st Street, north side, 145 feet west of Madison Avenue, Block 1386, Lot 10, Borough of Manhattan.

MAX H. FOLEY, *Chairman.*

CORRECTION

*CORRECTION

That portion of the minutes of the Board of Standards and Appeals held on October 10, 1961 as they appeared in Bulletin No. 42, Vol. 46, are hereby corrected to read as follows:

880-56-A—Vol. II

APPLICATION—Lama, Proskauer and Prober for Frank Sicari, owner.
SUBJECT—Application reopened April 18, 1961 as Volume II—appeal from a decision of the Borough Superintendent, re Egress.
PREMISES AFFECTED—1145 East 92nd Street, northeast side, 40 feet southeast of Conklin Avenue, Block 8180, Lot 17, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated March 3, 1961 on Alt. Applic. 456-61, reads:

"1. Provide two means of egress from first floor and cellar in accordance with Section 270 of the Labor Law."

and

WHEREAS, the applicant states that the Department of Buildings records indicate that said building was erected under N.B. Applic. 9239-25 for use as a store and one family; that Certificate of Occupancy #37604 was issued for said use; that it is proposed under this application to reaffirm the resolution Cal. No. 880-56-A, adopted September 29, 1957 and to permit the continuation of the present uses; that all work has been completed by the owner failed to obtain a permit to build and file for a new certificate of occupancy; that the cellar is now provided with one 2 foot 6 inch wide wood stair enclosed in fireproof blocks with a fireproof self-closing door at the cellar level; that said stair leads to the 1st floor and thence through the factory to the street; that as a second means of egress the cellar is further provided with a 3 foot wide open concrete stair leading directly to the rear yard; that as a third means of egress the cellar is further provided with a 2 foot 8 inch concrete stair leading directly to the street; that the iron trap door over these stairs is easily openable; that these exits are more than ample for the cellar inasmuch as it has no permanent occupancy and is only used for "storage" in conjunction with the 1st floor; that the 1st floor is provided with one 3 foot wide door at the front of the building leading directly to the street; that as a second means of egress the 1st floor is provided with a 2 foot 8 inch door leading to the rear yard which is 39 feet 4 5/8 inches in depth; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

CORRECTION

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the requirements of the Labor Law, as cited in a decision of the Borough Superintendent, acting on Alt. Applic. 456-61 dated March 3, 1961, Objection No. 1, and that the appeal be and it hereby is *granted, on condition* that the building shall conform to drawings filed with this application dated March 20, 1961, 3 sheets; that the owner shall file with the Board permission from the adjoining owner to use his property for a rear exit from the first floor of this building; and that a certificate of occupancy shall be obtained.

*Correction: In the *applicant's statement* the depth of the lot is correct to read from 50 feet in depth to 39 feet 4 5/8 inches in depth.

*CORRECTION

That portion of the minutes of the Board of Standards and Appeals held on November 28, 1961 as they appeared in Bulletin No. 49, Vol. 46, are hereby corrected to read as follows:

522-57-A

APPLICANT—Lama, Proskauer and Prober for 27 Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired February 25, 1961—re Appeal from a decision of the Borough Superintendent; re exit, factory; previously granted on condition.

PREMISES AFFECTED—27-31 Bleecker Street, north side, 75 feet east of Shinbone Alley, Block 529, Lot 55, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Appeal reopened and term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 4

Negative 0

Absent: Commissioner Klein 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on February 25, 1958 on certain conditions; and

WHEREAS, the resolution was amended on June 17, 1958; and

WHEREAS, the applicant requested an extension of the term of variance.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on February 25, 1958 as amended on June 17, 1958 only as to the term of the variance, so that as *amended* this portion of the resolution shall read:

"granted for a term of three years from the date of this amended resolution, to permit; that other than as herein amended the resolution above cited shall be complied with in all respects. (BN 1507/57)

*Correction: In the *Resolved* portion above the following has been deleted to correct, "... and that a new Certificate of Occupancy shall be obtained."

*CORRECTION

That portion of the minutes of the Board of Standards and Appeals held on February 14, 1962 as they appeared in Bulletin No. 8, Vol. 47, are hereby corrected to read as follows:

967-57-BZ

APPLICANT—Raymond Garramore for Superior Realty Company, Owner.

SUBJECT—Application December 24, 1957—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a business and residence use, "D" area district, the erection of a one story masonry

building to be used for manufacturing and storage as permitted in the business district and occupying more than the permitted area.

PREMISES AFFECTED—108-24 Astoria Boulevard, southwest corner of 110th Street, Block 1703, Lot 94, East Elmhurst, Borough of Queens.

APPEARANCES—

For Applicant: H. J. Geiser.

ACTION OF BOARD—Time extended to complete the work.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, on November 12, 1958, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened to extend the time to obtain permits and complete the work on November 24, 1959; and

WHEREAS, the applicant requests an extension of time to complete the work as approved and guaranteed by the Board under Cal. No. 967-57-BZ printed in Bulletin 46, Volume 43; that there has been no change in conditions on the site or surrounding areas, nor in use, area and height designations; that permits have not been obtained, but plans have been filed; and

WHEREAS, the applicant requested reopening of this application and extension of time, to obtain permits and complete the work, which had expired by time limitation November 24, 1960; and

WHEREAS, this application was reopened on January 9, 1962 and set for hearing on February 6, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on February 6, 1962 after due notice by publication in the Bulletin; laid over to February 14, 1962; applicant to be notified; and

WHEREAS, the decision of the Borough Superintendent, dated November 14, 1961 acting on N.B. Applic. No. 3845-57, reads:

"1. The proposed use of this building, located within a bus. use dist. and extending into Res. use dist. is contrary to Art. II Sec. 3 of the Zone Resolutions.

2. The area of the proposed bldg. occupying 100% of the area of the lot in a D area dist. is contrary to Art. IV Sec. 14 of the Zone Res.

Note: Cal. #967-57-BZ, Bul. 48, Vol. 44 expired on 11/24/60."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on November 12, 1958 as amended through November 24, 1959 only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained."

*Correction: In the *Applicant section* a new applicant and owner has shown to correct.

*CORRECTION

The minutes of the meeting of the Board of Standards and Appeals held on March 20, 1962, as they appeared in Bulletin No. 13, Vol. 47, are hereby corrected to read as follows:

628-29-BZ—Vol. III

Correction: In the heading shown above the Volume number has been corrected from Volume II to Volume III.

RULES

Fire Drill Rules, Adopted by the Board of Standards and Appeals, October 5, 1923

(593-23-SR)

DEFINITION OF "FIRE DRILL"

The method and practice of the systematic and orderly vacating of a building by its occupants in case of emergency, panic or fire in the least possible time—by the nearest safe means of exit—and the use of fire appliances which shall be provided for the extinguishing or retarding of fire and the safeguarding of human life.

Rule 1.

In all buildings as defined in Article 1, Section 10 of the Labor Law in which fire drills are required pursuant to Section 279 thereof and in any other building in which such drills are required by the Fire Commissioner pursuant to the power conferred in section 491 of the New York City Charter, it shall be the duty of the owners, lessees or tenants to conduct fire drills monthly and at such other times as the Fire Commissioner may direct.

For the purpose of conducting such fire drills the owner or tenants shall appoint from among their employees such responsible and dependable persons, male or female, who shall efficiently perform the duties of the various positions of the fire drill organization, as specified on the accompanying chart.

It shall be the duty of the owner or tenant to enter in the blank spaces provided for that purpose in said chart the names of persons so selected and post said chart and copies of the rules in a conspicuous place.

FIRE DRILL ORGANIZATION

Premises
Name of concern.....
Building No.Story.....

FOREMAN OR PERSON IN CHARGE

Regular Substitute

WATCHMAN

MALE SEARCHER

FEMALE SEARCHER

STREET ALARM BOX RUNNER

FIRE BRIGADE

EXIT GUARDS

Exit.....

Squad Monitors

Squad No. 1.....

" 2.....

" 3.....

" 4.....

" 5.....

" 6.....

Rule 2. Duties of Foreman.

The Foreman or Person in Charge shall direct, enforce and have full charge of the "Fire Drill" in every factory on each floor. Each day before work is begun he shall see that extinguishers, fire hose, fire buckets, etc., are in readiness for use, exit doors are unlocked, aisles are free from obstruction, that stairways, halls, etc., are properly lighted, and shall remedy any dangerous condition found to exist. Immediately after work is commenced he shall check up the Fire Drill Organization list and note if the regularly assigned persons are present; if any are found to be absent, he shall assign other employees (if practicable) to perform their duties.

He shall immediately notify new employees of the existence of the Fire Drill Organization and give them the necessary instructions as to the duties they are to perform, etc.

He shall be familiar with the operation and location of the interior alarm signal box on his floor.

He shall listen for the test signal each morning at the appointed hour and in the event of the test signal not being heard he shall communicate with the superintendent or other person in charge of the building and advise him of the fact. The (Floor Captain's) Foreman's orders are final as to the carrying out of the fire drill on his particular floor.

Rule 3. Duties of Watchmen.

The WATCHMEN shall see that all doors and windows are closed so as to prevent the spread of fire. The WATCHMEN shall be the only persons permitted to remain on the floor during the progress of a fire drill and do so at their own risk. For ordinary purposes only one watchman and a substitute shall be designated. In special cases, however, extra watchmen may be assigned by consent in writing from Fire Commissioner.

Rule 4. Duties of Searchers.

The MALE AND FEMALE SEARCHERS shall search all toilets, dressing rooms and emergency rooms used and frequented by their sex and all other portions of the floor and order all persons, except those authorized to remain, to leave the premises. They are to take care of and assist all persons who may faint or be disabled.

SEARCHERS shall leave the floor immediately after the last squad leaves.

Rule 5. Duties of Street Alarm Box Runner.

The STREET-ALARM-BOX-RUNNER shall be familiar with the location of the nearest city fire alarm box and know how it is operated.

In ordinary practice fire drills the STREET-ALARM-BOX-RUNNER shall report to the Foreman for orders, and if his services are not required he shall promptly file out of the premises with the other occupants.

Only when a fire actually occurs on his floor, or when ordered to do so by the Foreman, shall the STREET-ALARM-BOX-RUNNER proceed to the street alarm box and send in the fire alarm.

Rule 6. Duties of Fire Brigade.

The fire brigade shall have full charge of the operation of all auxiliary fire fighting apparatus and shall endeavor to extinguish, or at least hold in check until the arrival of the Fire Department, any fire that may occur. When it is necessary for the fire brigade to respond to different floors in the building they shall not use the stairways or fire escapes while the occupants are escaping from the premises.

Rule 7. Duties of Exit Guards.

The EXIT GUARDS shall station themselves at all exit doors leading to fire escapes, stairways, and other means of escape immediately upon the sounding of the alarm.

3
University of Illinois Library
Serials Dept.
Urbana, Ill.

RULES

There shall be two guards for each exit, if practicable; one to stand in the hallway holding back the door and the other directly inside on the floor. They are to keep the exit doors open and direct the movements of the persons using these exits and prevent congestion.

EXIT GUARDS shall remain at their stations until all of the occupants of the building have passed their station. Then close their doors and pass out of the building. Upon signal for the occupants to return, EXIT GUARDS shall take their designated stations and remain there until all persons have returned to their respective floors.

Rule 8. Duties of Squad Monitors.

The SQUAD MONITORS, as soon as the alarm is sounded, shall see that the employees under their charge quickly form into line, two abreast, and numbering not more than thirty to each squad. They shall see that all aisles and passageways are cleared of obstructions.

Note: Chairs, stools, baskets, etc., should be pushed under or placed on top of work benches.

MONITORS shall proceed at the head of their respective squads to the exit assigned, and then march up or down the stairs or to other exits as directed by the EXIT GUARDS.

On reaching the sidewalk MONITORS shall keep their squads in order and lead them a reasonable distance from the building, so as not to cause congestion and interference with fire apparatus. When the proper signal is given they shall return to their respective floors at head of their squads.

MONITORS will at all times see that those under their charge conduct themselves in a respectable and orderly manner.

Rule 9. Holding of Drills.

FIRE DRILLS shall be held at least once each month at varied hours of the day, and all of the occupants shall participate therein simultaneously. Such drills shall conduct all occupants to a place of safety.

Where dual operation interior fire alarm systems are installed as permitted under Rule 10.1 of the interior fire alarm rules of the Board of Standards and Appeals, the fire drill conducted each month shall include all of the persons on the premises engaged at work for a factory, and drills shall be conducted at least twice, each year in which all of the persons on the premises shall participate simultaneously.

Rule 10. Duties of Owner.

It shall be the duty of the OWNER, LESSEE OR

TENANT OF THE BUILDING or his authorized agent or their representatives to personally observe that the "Fire Drill" is held simultaneously on every floor of the building and the participation therein of every occupant of such building. Any FIRE DRILL in which all of the occupants do not participate shall not be considered as complying with the LAW, except as otherwise provided in these rules.

The person or persons representing the OWNERS, LESSEE OR TENANT, who supervises the FIRE DRILL at the building shall submit to an examination by the Division of Fire Prevention as to their experience and general fitness for such duties, and shall be so certified in writing by the FIRE COMMISSIONER.

It shall be the duty of the ENGINEER, SUPERINTENDENT or other PERSON IN CHARGE, of a building having an interior fire alarm system to test such system daily, immediately after the beginning of business, and to see that all apparatus operated by springs, requiring winding are rewound after each alarm and kept in normal condition for operation.

Rule 11. Duties of Engineer.

Whenever it is necessary to test the fire alarm system at any other time of the day, owing to repairs, etc., being made, the PERSON IN CHARGE OF BUILDING will first notify all Foremen of the several floors of the intended test and likewise notify them when the repairs, etc. are completed. This precaution is taken to prevent confusion and excitement, also misunderstanding of the alarm signals.

It shall also be the duty of the PERSON IN CHARGE OF BUILDING to sound the interior alarm system at irregular intervals, but not less than once each calendar month, for the purpose of holding practice fire drills. He shall keep on the premises a record of such drills, showing the date when held and the required time for all occupants to reach the street or a point of safety outside the building.

The PERSON IN CHARGE OF BUILDING must immediately acquaint new tenants of the existence of the "Fire Drill" Organization and its purport.

Rule 12. Registration.

The name and address of every person, corporation or co-partnership, that will, under professional service, carry on the trade, business or calling of establishing, maintaining or supervising the "Fire Drill" shall be registered in the Fire Department, which Department shall, upon evidence of fitness, grant a certificate to that effect.

BULLETIN

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COURT DECISION.

Matter of Usherowitz vs. Foley:—On November 10, 1959, the Board denied an appeal from a decision of the Borough Superintendent, under Section 36 of the General City Law in relation to the moving of a frame building to a location within the fire limits and not fronting on a legal street; Calendar Number 209-59-A; Premises 2777-2785 West 37th Street, east side, 100 feet north of Neptune Avenue, Block 6978, Lot 49, Borough of Brooklyn.

At Supreme Court Special Term, Part I, Mr. Justice Constantino upheld the Board's determination and dismissed the petition. (N. Y. Law Journal, September 13, 1960, page 14.)

At the Appellate Division Supreme Court, Second Department, Acting Presiding Justice Beldock, rendered the following decision:

"Motion by petitioner to dispense with printing, denied, with leave to renew on proper papers showing petitioner's assets and income, and the merits of the appeal."

(N. Y. Law Journal, May 16, 1961, page 15).

The Appellate Division-Supreme Court-Second Department in its decision by Nolan, P. J.; Beldock, Ughetta, Kleinfeld and Christ, JJ., stated as follows:

"Motion by appellant for reargument of his motion to dispense with printing, granted. On reargument, motion by appellant to dispense with printing, granted. The appeal will be heard on the original papers and on appellant's typewritten brief, which shall include a copy of the opinion, if any, of the court below. The appellant is directed to file six copies of his typewritten brief and to serve one copy on the corporation counsel."

(N. Y. Law Journal, September 19, 1961, page 14).

The Appellate Division, Second Department by Ughetta, Acting P.J.; Kleinfeld, Christ, Brennan and Hopkins, JJ. affirmed the order of the Supreme Court, Kings County, dated November 7, 1960 in the following decision:

—In a proceeding pursuant to article 78 of the Civil Practice Act to review a determination of the respondents, who constitute the Board of Standards and Appeals of the City of New York, denying the petitioner's application for a variance so as to permit "the legalizing" of a certain one-family frame wood structure in the Borough of Brooklyn, City of New York, by the issuance of a certificate of occupancy therefor, the petitioner appeals from an order of the Supreme Court, Kings County, dated November 7, 1960, which denied his motion and dismissed his petition. Order affirmed, without costs. The structure involved had been moved from one plot to the rear of an adjoining plot, both plots being within the fire limits of the City of New York (see Administrative Code of City of N. Y., secs. C26-247.0, C25-41.0, C26-11.0). Objection No. 5 of the borough superintendent of the department of buildings contained a sufficiently complete statement showing that the facts upon which the administrative decisions under review were based supported those decisions, namely, the moving of the structure to a point "within the fire limits." The reference, in the text of this objection No. 5, to a certain section of the Building Code, section 4.1.7 (Administrative Code of City of N. Y., sec. C26-252.0), which might not be applicable to the situation, since that section deals with structures moved from outside the fire limits of the city, should be regarded as surplusage which did not prejudice the petitioner (cf. People v. Love, 306 N. Y. 18, 23; People v. Jacoby, 304 N. Y. 33, 40; People v. Dioquardo, 303 N. Y. 514; People v. Dwyer, 160 App. Div. 542, 547, aff'd 215 N. Y. 46; People v. Ryan, 12 App. Div. 2d 841; People v. Adler, 174 App. Div. 301).

(N. Y. Law Journal, May 2, 1962, page 16).

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CALENDAR

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332-62-SM—Lead X, (sound retarding shade or curtain), manufactured by Bar Ray Products, Inc., Material.

333-62-SM—Italian Pumice (Canneto, Lipari), (lightweight aggregate for concrete and concrete masonry units), manufactured by Ocean Aggregates Corp., Material.

334-62-SM—Ruberoid ½ inch Gypsum Sheathing, (sheathing for use under exterior finish), manufactured by Ruberoid Co., Material.

335-62-SM—Ruberoid Gypsum Wallboard, (interior wallboard), manufactured by The Ruberoid Co., Material.

336-62-A—B.Q.—87-45 166th Street, northeast corner Hillside Avenue, Block 9838, Lot 62, Jamaica, Borough of Queens, N.B. 7559-61, re—increasing height multiple dwelling from 6 stories to 13 stories, etc.

337-62-SM—Hardwood Products Corp., Architectural Solid Wood Core Doors, manufactured by Hardwood Products Corp., Material.

338-62-SA—Hoyt Low Pressure Steam or Hot Water Laundry Drying Tumblers, various models, manufactured by Hoyt Mfg. Corp., Appliance.

339-62-SA—Hoyt High Pressure Steam Laundry Drying Tumblers, various models, manufactured by Hoyt Mfg. Corp., Appliance.

340-62-A—B.M.—126 Washington Place, south side, 80.5 feet east of Sheridan Place, Block 592, Lot 6, Borough of Manhattan, Alt. 2491-61, re—review of the decision of the Borough Superintendent, re—Zoning matter; Multiple Dwelling Law—open spaces and minimum dimensions.

341-62-A—B.M.—128 Washington Place, south side, 60.4 feet east of Sheridan Place, Block 592, Lot 5, Borough of Manhattan, Alt. 2494-61, re—review of decision of Borough Superintendent—re Zoning Matter; Multiple Dwelling Law—open spaces and minimum dimensions.

342-62-A—B.M.—183 West 4th Street, north side, 113.6% feet west of Sheridan Place, Block 592, Lot 6, Borough of Manhattan, Alt. 2492-61, re—review of the Borough Superintendent's decision, re—zoning matter.

343-62-A—B.M.—185 West 4th Street, north side, 91.9 feet west of Sheridan Place, Block 592, Lot 5, Borough of Manhattan, Alt. 2493-61, re—review of the Borough Superintendent's decision, re—zoning matter.

344-62-BZ—B.Bx.—4675 Hadley Avenue, southwest corner West 247th Street, Block 3418, Lot 411, Borough of The Bronx, Alt. 829-61, re—proposed change of use of a one family dwelling to a Class B converted dwelling (college dormitory), R1-2 district.

345-62-A—B.Bx.—4675 Hadley Avenue, southwest corner West 247th Street, Block 3418, Lot 411, Borough of The Bronx, Alt. 829-61, re—proposed change from private dwelling to public building more than 2 stories high of Class 3 construction; egress, stair construction and all openings in cellar partitions.

346-62-A—F.D.—33-39 East 48th Street, north side, 116 feet—8 inches east of Madison Avenue, and 50-52 East 49th Street, Block 1284, Lot 26, Borough of Manhattan, F.D. Violation Order No. 561114, re—sprinkler system.

347-62-SA—Yula Corporation Steam Heated Oil PreHeater, Series WSO—oil in shell—steam in tubes, (to preheat #6 fuel oil), manufactured by Yula Corporation, Appliance.

348-62-SA—Yula Corporation Steam heated Oil Preheater, Series SS, Oil in Tubes, Steam in Shell, manufactured by Yula Corporation, Appliance.

349-62-BZ—B.Bx.—1565-1575 Jerome Avenue, west side, 52.24 feet south of West Mt. Eden Avenue, Block 2859, Lot 46, Borough of The Bronx, Alt. 70-62, re—conversion of building from storage garage for more than 5 motor vehicles and auto sales, C8-3, C1-4 and R7-1 use districts.

350-62-A—B.M.—214-226 West 39th Street, south side, 146 feet west of Seventh Avenue, Block 788, Lot 56, Borough of Manhattan, B.N. 572-62, re—exit locks.

351-62-A—F.D.—899 Kent Avenue, east side, 287 feet south of Myrtle Avenue, Block 1912, Lot 10, Borough of Brooklyn, F.D. Violation Order No. 479832, re—sprinkler system.

352-62-A—F.D.—32, 34, 36 and 38 Franklin Street, Borough of Manhattan, F.D. Order No. 0079-2, re—sprinkler system.

353-62-A—B.B.—922 Remsen Avenue, south side, 100 feet east of Avenue D. Block 7946, Lot 46, Borough of Brooklyn, Alt. 3550-61, re—review of Borough Superintendent's decision re—plans.

354-62-A—F.D.—5-39 46th Avenue, north side, 200 feet west of Vernon Avenue, Block 26, Lot 17, Long Island City, Borough of Queens, F.D. Violation Order No. 438341, re—permit absorption of 27,000 pounds of sulphur dioxide in a tank containing a weak ammonium hydroxide solution in the process of manufacturing burnt sugar coloring.

355-62-SM—Plant Twins (plastic injection molding of flame retarding polyethylene), manufactured by San Juan Flower Co., Material.

356-62-A—F.D.—33-35 First Avenue, northwest corner East 2nd Street, Block 444, Lot 42, Borough of Manhattan, F.D. Order No. 485-2, re—sprinkler system.

357-62-A—F.D.—532-534 Union Street, south side, 49 President Street, north side, 190 feet west of Third Avenue, Block 440, Lots 21 and 50, Borough of Brooklyn, F.D. Order No. 1747-1, re—sprinkler system.

358-62-A—B.B.—1063 (1059 displayed), DeKalb Avenue, north side, 236 feet 11 inches east of Stuyvesant Avenue

CALENDAR

Block 1599, Lot 68, Borough of Brooklyn, Alt. 6-60, re—stair to roof—multiple dwelling.

359-62-A—B.R.—15 Van Cortlandt Avenue, west side, 400 feet north of Grand Avenue, Block 601, Lot 59, Sunnyside, Borough of Richmond, N.B. 3218-61, re—building not facing legal street.

360-62-SM—National Hollow Structural Tubing, hollow square and rectangular hot rolled tubing for structural purposes, manufactured by U. S. Steel Corp., Material.

361-62-A—F.D.—207-219 West 17th Street, north side, 100 feet west of Seventh Avenue, and 206-214 West 18th Street, Block 767, Lot 47, Borough of Manhattan, F.D. Violation Order No. 526576, re—sprinkler system.

362-62-A—F.D.—130 West 30th Street, south side, 352 feet 6 inches west of Avenue of the Americas, Block 805, Lot 81, Borough of Manhattan, F.D. Decision April 3, 1962, re—elevator kept in readiness at all times.

Restored to Docket

202-61-A—Vol. II—F.D. 213-217 Grand Street, south side, 40 feet west of Elizabeth Street and 97 Elizabeth Street, Block 238, Lot 16, Borough of Manhattan, Decision re Order No. 478117, re—approved automatic sprinkler system.

633-56-BZ—B.M.—60-64 East 122nd Street, south side, 183 feet east of Madison Avenue, Block 1747, Lot 65, Borough of Manhattan, Amendment to Alt. 1088-56, reopened for consideration as to extension of term of variance, re—parking of motor vehicles of the pleasure car type—residence use district.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

RULES

	Last Publication
Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier Rules ..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of ..	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime) ..	Aug. 3, 1937—Vol. 22, No. 31
Coin-Operated Dry Cleaning Establishments, Rules Covering ..	Mar. 29, 1962—Vol. 47, No. 13
Dry Cleaning Establishments Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ..	June 15, 1937—Vol. 22, No. 24
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior)	April 15, 1958.
Fire Drill Rules	May 10, 1962—Vol. 47, No. 19
Fire Resistive, Flameproof Materials, etc., Rules for Testing of ..	Feb. 1, 1962—Vol. 47, No. 5

	Last Publication
Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	June 30, 1960—Vol. 45, No. 26
Fireproof Wood, Testing of	Apr. 13, 1937—Vol. 22, No. 15
Gas Shut-Off Rules	Apr. 7, 1925—Vol. 10, No. 14
Hatchway Protection	June 5, 1928—Vol. 13, No. 23
Insulating Fibre Board Rules ..	Mar. 25, 1952—Vol. 37, No. 13A
Methyl Chloride Rules for Class B and C Refrigerating Systems ..	Feb. 11, 1947—Vol. 32, No. 6
Oil Burner Rules	June 25, 1959—Vol. 44, No. 25
Opening Protective Assemblies, Rules for Inspection of	May 27, 1954.
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules	Aug. 3, 1937—Vol. 22, No. 31
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply) ..	Nov. 13, 1956.
Procedure, Rules of	Oct. 8, 1959—Vol. 44, No. 40
Smoking in Factories, Rules for ..	Feb. 22, 1962—Vol. 47, No. 8
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	Apr. 5, 1962—Vol. 47, No. 14
Sprinkler, Rules	June 29, 1937—Vol. 22, No. 26
Standpipe Fireline Rules	June 8, 1937—Vol. 22, No. 23
Structural Alterations, Reporting ..	June 7, 1932—Vol. 17, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code) ..	Sept. 3, 1946—Vol. 31, No. 36
Zoning Resolution, Rule to Supplement Section 19-A—	July 11, 1958.

MAY 15, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, May 15, 1962 at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1130-48-BZ—Vol. III

APPLICANT—Hodges Reavis McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c, 7e and 21 of the Zoning Resolution to permit in a local retail and residence use, G area district at an existing golf driving range and miniature golf course previously granted by the Board, the extension of the uses to include baseball batting cages, restaurant, offices, rest rooms, promenade arcade, open air ice skating rink and accessory patron parking with roof and business signs with 20 feet of a mapped steel, the proposed work includes additional buildings.

PREMISES AFFECTED—231-05 Northern Boulevard, north east corner, of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50 and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34, 105, 111, 1 and 9, Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

Laid over from May 1, 1962, to May 15, 1962, for hearing at request of the applicant.

1131-48-A—Vol. II

APPLICANT—Hodges Reavis McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume II—Appeal from a decision of the Borough Superintendent, re storage building and baseball batting cages in bed of mapped street.

PREMISES AFFECTED—231-05 Northern Boulevard, north east corner of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50, and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34 and 105, 111, 1, 9, Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

1733-61-BZ

APPLICANT—Arnold Haber for Paul Greem, owner; Fashion Management Corp., lessee.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district in an existing 11 story building occupied as store, offices and factory, the change in use of the first floor from retail store to motion picture theatre.

CALENDAR

PREMISES AFFECTED—6-8 West 57th Street, south side, 162.6 feet west of Fifth Avenue, Block 1272, Lot 45, Borough of Manhattan.
Laid over from May 1, 1962, to May 15, 1962, for hearing at the request of an objector.

828-47-BZ—Vol. II

APPLICANT—Gabriel Nathan for Louis and Blanche Nathan, owners; Mel Chevrolet Sales Corporation, lessee.
SUBJECT—Application reopened February 6, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and manufacturing use district, the erection of a one story and basement extension to an existing auto sales room and used car lot to the accessory auto repair shop into the manufacturing use district, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—1408-1414 Far Rockaway Boulevard and 1901-1909 Nameoke Avenue, northwest corner, and 1405-1407 Augustina Avenue, Block 15536, Lot 15, Far Rockaway, Borough of Queens.

714-59-BZ

APPLICANT—Julian Roth of Emery Roth and Sons for Beekman Town House, Incorporated.

SUBJECT—Reopened and restored to docket February 14, 1962 by order of the Court for further action, re—decision of the Borough Superintendent under Section 7e of the Zoning Resolution, to permit in a local retail and residence use district, the change in use of the present accessory garage of the existing multiple dwelling to allow the surplus parking space for transient parking, previously granted.

PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40 (37-43 incl. and 141), Borough of Manhattan.

139-60-A

APPLICANT—Julian Roth of Emery Roth and Sons for Beekman Town House, owner.

SUBJECT—Reopened and restored to docket, February 14, 1962 by order of the Court for further action, re—application filed pursuant to Section 60 of the Multiple Dwelling Law for variation of Section 60, subdivision 1d of the Multiple Dwelling Law re—conversion of multiple dwelling garage to transient garage.

PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40, Borough of Manhattan.

304-60-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Joseph Angelone, Carmela Russo, and Rose M. Grieco, owners.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district on a plot previously granted by the Board for use as supermarket, storage, office and locker room with accessory parking, the extension in area and the relocation of the building and loading and unloading area all for a temporary term of twenty-five years.

PREMISES AFFECTED—2214-2244 Stillwell Avenue and 2-22 Bay 46th Street, southwest corner and 11-57 27th Avenue, Block 6885, Lot 29, Borough of Brooklyn.

1669-61-BZ

APPLICANT—Morton S. Cahn for Bianca Pinchiaroli, owner.

SUBJECT—Application November 9, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a local retail and residence use district, the maintenance of a parking lot for accessory patron parking in conjunction with the existing restaurant across the street.

PREMISES AFFECTED—168-01 Northern Boulevard, northeast corner of 168th Street, Block 5345, Lot 7, Flushing, Borough of Queens.

1671-61-BZ

APPLICANT—Fred Weinstock for Moe Zimmer, owner.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Sections 19A (j) and 21 of the Zoning Resolution, to permit in a business use, D area district, the extension of an existing building to occupy more than the permitted area and with a loading entrance less than 25 feet from the intersection of streets.
PREMISES AFFECTED—9313-9323 Ditmas Avenue, northwest corner of East 94th Street, Block 8111, Lot 1, Borough of Brooklyn.

1742-61-BZ

APPLICANT—Andrew Di Camillo for Lagiba Associates, Incorporated, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot accessory to the owner's printing shop and the use of the excess spaces for non-transient parking for a temporary term of ten years.

PREMISES AFFECTED—21 Douglass Street, north side, 166 feet 6 inches east of Court Street, Block 408, Lots 62 and 63, Borough of Brooklyn.

1757-61-BZ

APPLICANT—Lama, Proskauer and Prober for Rosario Missale, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for use in conjunction with the hotel on the opposite side of the street for a temporary term of ten years.

PREMISES AFFECTED—140-37 Sanford Avenue, north side, 150 feet west of Union Street, Block 5045, Lot 53, Flushing, Borough of Queens.

1759-61-BZ

APPLICANT—William B. Lichtner for Beth Aron Synagogue, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the erection of a two story and cellar extension to synagogue that encroaches on the rear yard and exceeds the permitted area coverage.

PREMISES AFFECTED—2261-2269 Bragg Street, east side, 220 feet north of Avenue W, Block 7392, Lot 57, Borough of Brooklyn.

1760-61-BZ

APPLICANT—William B. Lichtner for Cornaga Investors, Incorporated, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Sections 9A and 21 of the Zoning Resolution, to permit in a residence use, Class 1 height district, the erection of a six story and basement multiple dwelling that exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—23-11 Cornaga Avenue, southeast corner of Nasby Place, Block 15753, Lot 72, Far Rockaway, Borough of Queens.

1832-61-BZ

APPLICANT—Henry George Greene for Hazard E. Reeves, owner.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail and restricted retail use, class 1½ height district, the erection of an eight story extension to an existing 5 story and penthouse building that encroaches on the required height setback.

PREMISES AFFECTED—302-304 East 44th Street, south side, 82 feet east of 2nd Avenue, Block 1336, Lots 47 and 49½, Borough of Manhattan.

CALENDAR

1833-61-A

APPLICANT—Henry George Greene for Hazard E. Reeves, owner.

SUBJECT—Application December 7, 1961—Appeal from a decision of the Borough Superintendent re—fire tower and standpipe system.

PREMISES AFFECTED—302-304 East 44th Street, south side, 82 feet east of 2nd Avenue, Block 1336, Lot 47 and 49½, Borough of Manhattan.

1570-61-BZ

APPLICANT—Victor G. Madonia for Joseph Vitulli, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use G-1 area district, the erection of a two family dwelling.

PREMISES AFFECTED—45-77 156th Street, east side, 100 feet north of 46th Avenue, Block 5435, Lot 6, Flushing, Borough of Queens.

Laid over from March 13, 1962, to April 10, 1962, at request of the applicant to further consider proper zoning basis for application; hearing to be continued; then to May 15, 1962, applicant to submit five findings under new Zoning Resolution and new decision from Borough Superintendent.

554-60-BZ

APPLICANT—Herbert E. Matz for St. John's Lutheran Church, owner.

SUBJECT—Application reopened April 10, 1962 for consideration as to extension of time to complete, expired December 13, 1961—decision of the Borough Superintendent, previously granted on condition, permitting in a E-1 area district, the replacement of the frame structure above the basement floor of an existing building with a Class 2 superstructure without the required rear and side yards and occupying more than the permitted area coverage.

PREMISES AFFECTED—86-20 114th Street, west side, 157 feet south of 86th Avenue, Block 9226, Lot 69, Richmond Hill, Borough of Queens.

280-31-BZ—Vol. II

APPLICANT—Herman Kron for R. D. Alpher, owner.

SUBJECT—Application reopened April 10, 1962 for consideration as to extension of term of variance, expired June 12, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c and 7i of the Zoning Resolution, permitting in a business use district, gasoline service station, auto washing, lubrication, motor vehicle repairs and office—business use district.

PREMISES AFFECTED—162-02 to 162-06 Cross Bay Boulevard and 92-10 to 92-18 162nd Avenue, southwest corner, Block 4046, Lot 5, Howard Beach, Borough of Queens.

329-56-BZ

APPLICANT—Joseph Schafran for Albert Maroon, owner.

SUBJECT—Application reopened April 10, 1962 for consideration as to extension of term of variance, expired March 12, 1962—decision of the Borough Superintendent, previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a retail use district, the use of existing premises for automobile repairs with hand tools only the 1st and 2nd floors and the storage of passenger cars on the floors above the 2nd floor, including the roof.

PREMISES AFFECTED—354-356 West 53rd Street, south side, 175 feet east of 9th Avenue, Block 1043, Lot 56, Borough of Manhattan.

510-56-BZ

APPLICANT—Ingram S. Carner for Hub Properties, Inc., owner.

SUBJECT—Application reopened April 10, 1962, for consideration as to extension of term of variance, expired

April 9, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district the parking of patrons' and employees' motor vehicles in connection with the stores adjoining the site.

PREMISES AFFECTED—116-56 Farmers Boulevard, west side, 20.49 feet south of Dunkirk Street, Block 10381, Lot 51, St. Albans, Borough of Queens.

106-56-BZ

APPLICANT—Lama, Proskauer and Prober for Avecrest Realty Company, Inc., owner.

SUBJECT—Application reopened April 10, 1962 for consideration as to extension of term of variance, expired March 19, 1962—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles for the tenants of the 42 family dwelling at 65 East 193rd Street, Borough of The Bronx.

PREMISES AFFECTED—2636 Morris Avenue and 51-53 East 193rd Street, northeast corner, Block 3177, Lots 18 and 59, Borough of The Bronx.

164-52-BZ Vol. I

APPLICANT—Anthony Carrillo, owner.

SUBJECT—Application reopened April 10, 1962 for consideration as to extension of term of variance, expired June 17, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a residence use district, the maintenance of a business building (restaurant and store).

PREMISES AFFECTED—158-24 Brinkerhoff Avenue, southwest corner of 159th Street, Block 12162, Lot 34, Jamaica, Borough of Queens.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

1463-61-BZ

APPLICANT—Albert Meiniker for John Harmon, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a residence use district the maintenance of an accessory parking lot to an existing funeral home on the adjoining lot located partly in a retail use district.

PREMISES AFFECTED—500 Davis Avenue, west side, 158.25 feet north of Forest Avenue, 149 Regan Avenue, Block 156, Lot 30, West New Brighton, Borough of Richmond.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision; then to May 15, 1962, at request of the applicant, for filing of revised application under a different section of the Zoning Resolution, applicant is to file new decision of the Borough Superintendent and to send out new twenty day notices to affected owners.

310-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a two story and cellar building with storage in the cellar, stores on the first floor and offices on the second floor, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

CALENDAR

PREMISES AFFECTED—198-03 to 198-09 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

Hearing closed—Laid over from June 20, 1961 to September 26, 1961 for continued hearing; applicant to attempt to find conforming use; then to November 14, 1961, for continued hearing at request of applicant; applicant to endeavor to find a conforming use; then to December 5, 1961, for hearing at the request of the objectors; applicant to submit revised drawings; then to December 12, 1961, for decision; then to February 14, 1962, to await future development of area and decision; then to April 17, 1962, for definite evidence as to whether a financial institution is willing to finance homes on the property; then to May 15, 1962, for decision; after applicant has submitted revised drawings.

311-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district the erection of a one story and cellar building with stores and supermarket on first floor and storage in cellar, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-19 to 198-27 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

Hearing closed—Laid over from June 20, 1961 to September 26, 1961, for continued hearing; applicant to attempt to find conforming use; then to November 14, 1961, for continued hearing at request of applicant; applicant to endeavor to find a conforming use; then to December 5, 1961, for hearing at the request of the objectors; applicant to submit revised drawings; then to December 12, 1961 for decision; then to February 14, 1962, to await future development of area and decision; then to April 17, 1962 for definite evidence as to whether a financial institution is willing to finance homes on the property; then to May 15, 1962, for decision; applicant to submit revised drawings.

617-47-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Philip, Charles and Avis Manker, owners.

SUBJECT—Application reopened January 30, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, on a plot presently developed with two gasoline service stations, the reconstruction of the site for one gasoline service station, lubricatory, minor auto repairs, non-automatic car wash, office and sales, utility room and the parking and storage of more than five motor vehicles with a ground sign.

PREMISES AFFECTED—3102-3132 Fort Hamilton Parkway, south side, from McDonald Avenue to East 2nd Street, 275-281 McDonald Avenue and 152-170 East 2nd Street, and 101-129 Caton Avenue, Block 5315, Lots 1 and 4, Borough of Brooklyn.

Hearing closed—Laid over from May 1, 1962, to May 15, 1962, for inspection and decision.

1695-61-BZ

APPLICANT—Max Siegel Associates for Riverdale Motor Lodge Incorporated, owner.

SUBJECT—Application November 14, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a term of twenty five years, the installation and maintenance of accessory business signs of an existing roof.

PREMISES AFFECTED—6355 Broadway, northwest corner of West 254th Street, Block 3421, Lot 1945 (1998),

Borough of the Bronx.

Hearing closed—Laid over from May 1, 1962, to May 15, 1962, for inspection and decision.

1700-61-BZ

APPLICANT—Dominick Salvati and Son for Vaccaro Kitchen Cabinets, owner.

SUBJECT—Application November 14, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, in an existing two story and cellar building, the change in use of the first floor from retail store to the display, sale and manufacture of kitchen cabinets using power tools for a temporary term of years.

PREMISES AFFECTED—7219 New Utrecht Avenue, east side, 44.54 feet north of 73rd Street, Block 6192, Lot 3, Borough of Brooklyn.

Hearing closed—Laid over from May 1, 1962, to May 15, 1962, for inspection and decision.

1705-61-BZ

APPLICANT—Schaefer and Atkin for Eden Funding Corporation, owner.

SUBJECT—Application November 15, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of an accessory parking lot for use in conjunction with the adjoining supermarket and shopping center for a temporary term of fifteen years.

PREMISES AFFECTED—1244 Metcalf Avenue, east side, 101.77 feet north of Westchester Avenue, Block 3780, Lot 11, Borough of the Bronx.

Hearing closed—Laid over from May 1, 1962, to May 15, 1962, for inspection and decision; applicant to correct drawings.

1718-61-BZ

APPLICANT—Leonard F. Rothkrug for Franlex Corporation, owner.

SUBJECT—Application November 17, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a parking lot for pleasure-type vehicles only for a temporary term of five years.

PREMISES AFFECTED—452-458 Warren Street, south side, 25 feet east of Bond Street, Block 899, Lots 9, 10, 11 and 13, Borough of Brooklyn.

Hearing closed—Laid over from May 1, 1962, to May 15, 1962, for inspection and decision.

1755-61-BZ

APPLICANT—Lama, Proskauer and Prober for Livia M. Peppe, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a local retail and residence use district, the change in use of the first floor of an existing three story building from coffee shop to restaurant and cabaret including mezzanine with flagpole and banner above the first floor, the upper floors to remain apartments.

PREMISES AFFECTED—106 West 3rd Street, south side, 103 feet east of McDougal Street, Block 540, Lot 20, Borough of Manhattan.

Hearing closed—Laid over from May 1, 1962, to May 15, 1962, for inspection and decision.

1756-61-A

APPLICANT—Lama, Proskauer and Prober for Livia M. Peppe, owner.

SUBJECT—Application November 28, 1961—Appeal from a decision of the Borough Superintendent, re—flagpole and banner.

PREMISES AFFECTED—106 West 3rd Street, south side, 103 feet east of McDougal Street, Block 540, Lot 20, Borough of Manhattan.

CALENDAR

526-57-BZ

APPLICANT—Leonard F. Rothkrug for John Curran, owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired April 8, 1963—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and manufacturing use district, the maintenance of a parking lot.

PREMISES AFFECTED—22-28 North Portland Avenue, west side, 172 feet 8 inches south of Flushing Avenue, Block 207, Lots 34, 35, 36, 37 and 38, Borough of Brooklyn.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision; applicant to inform Board when owner has complied with previous resolution of the Board so that inspection can be made; then set for May 1, 1962; then to May 15, 1962, for inspection and decision as to extension of the term of variance.

1662-61-BZ

APPLICANT—Lama, Proskauer and Prober for Clara G. Rabinowitz, B. R. Sheffer, Alan Rabinowitz and Susan R. Malloy, owners; U.S. Electric Manufacturing Corporation, lessee.

SUBJECT—Application November 3, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, in an existing six story cellar building the extension of the present factory for the manufacture of flashlights and batteries to the cellar and first floor.

PREMISES AFFECTED—222-228 West 14th Street, south side, 350 feet west of 7th Avenue, Block 618, Lot 18, Borough of Manhattan.

Hearing closed—Laid over from April 10, 1962 to May 1, 1962, for inspection and decision; then to May 15, 1962, for decision; applicant to file revised drawings.

1490-61-BZ

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 19 A (j) of the Zoning Resolution, to permit in a residence use C area district, for a stated term of twenty (20) years the change in occupancy of an existing two story building from a public storage garage to the warehousing of candy, storage, loading and unloading, office and storage garage with a business sign, the warehouse will not have the required loading berth.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision; then to May 1, 1962 for applicant to amend his application, omitting warehousing; applicant is to revise drawings to show interior loading and unloading spaces; then to May 15, 1962, for decision; applicant to submit revised drawings.

1491-61-A

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—Appeal from a decision of the Borough Superintendent re—class 3 construction, change in use, egress, etc.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the

Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, southeast corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

Hearing closed—Laid over from January 16, 1962, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision; then to March 27, 1962, for decision, at request of applicant; then to April 10, 1962, for decision at request of applicant; to submit revised plans; then to May 1, 1962, for decision; at request of applicant; then to May 15, 1962, for decision at the request of the applicant; applicant to file revised drawings.

529-40-BZ—Vol. II

APPLICANT—Charles M. Spindler for Sun Oil Company and Elvira DeFalco, owners.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction and extension in area of an existing gasoline service station with accessory uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—1788-1804 Eastern Parkway and 2131-2139 Bergen Street, northeast corner, Block 1449, Lots 43 and 47, Borough of Brooklyn.

Hearing closed—Laid over from March 13, 1962 to March 27, 1962, for continued hearing; then to April 10, 1962, for hearing at request of applicant; then to May 1, 1962, for decision at request of applicant; then to May 15, 1962, for decision at the request of the applicant; applicant to submit statement as to Board's jurisdictions.

MAX H. FOLEY, *Chairman.*

MAY 15, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, May 15, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:*

1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law—re height and bulk.

PREMISES AFFECTED—117 East 71st Street, north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

269-61-A

APPLICANT—Lama, Proskauer and Prober for Mercerway Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block 474, Lot 29, Borough of Manhattan.

154-61-A

APPLICANT—Peter A. Canevari for 504 West Broadway Corporation, owner.

SUBJECT—Application February 10, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

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PREMISES AFFECTED—504 West Broadway, west side, 198 feet north of Houston Street, Block 525, Lot 51, Borough of Manhattan.

266-61-A
APPLICANT—Chesebrough Building Company, owner; McClunn and Company, Incorporated, lessee.
SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.
PREMISES AFFECTED—26 Whitehall Street, west side, 50 feet southwest of Bridge Street, Block 9, Lot 53, Borough of Manhattan.

270-61-A
APPLICANT—Robert Teichman for Thalwein Realty Company, owner.
SUBJECT—Application March 8, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—132 Duane Street, south side, 25 feet, 5 inches west of Church Street, Block 146, Lot 22, Borough of Manhattan.

338-61-A
APPLICANT—Edwin Storch for Yetta Cohen and/or Estate of Sam Cohen, c/o Hyman Cohen, owner.
SUBJECT—Application March 20, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.
PREMISES AFFECTED—193 Bowery, east side, 125 feet north of Delancy Street, Block 425, Lot 6, Borough of Manhattan.

987-61-A
APPLICANT—Henry Nordheim for Stephan Sozansky, owner.
SUBJECT—Application June 27, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variance of Section 216, subd. 2a, 2c and 2e of the Multiple Dwelling Law re—height and minimum dimensions of yard or courts.
PREMISES AFFECTED—1864 White Plains Road, east side, 119.82 feet south of Rhineland Avenue, Block 4050, Lot 34, Borough of The Bronx.

1056-61-A
APPLICANT—Henry Nordheim for Nikola Brant, owner.
SUBJECT—Application July 6, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variance of Section 34 subd. 6 of the Multiple Dwelling Law re—cellar apartment.
PREMISES AFFECTED—1109 White Plains Road, west side, 82.39 feet north of Watson Avenue, Block 3758, Lot 54, Borough of The Bronx.

137-62-A
APPLICANT—Paul Gilbert for Oliver W. Holmes, owner.
SUBJECT—Application January 23, 1962—Appeal from a decision of the Borough Superintendent re—storage of liquefied Chlorine, etc.
PREMISES AFFECTED—1507-1565 Albany Avenue, east side, 115 feet south of Farragut Road, Block 5016, Lot 13, Borough of Brooklyn.

179-62-A
APPLICANT—Louis Shulman for East Side House, owner.
SUBJECT—Application February 16, 1962—Appeal from a decision of the Borough Superintendent, re—Class 3 building, private school.
PREMISES AFFECTED—540 East 76th Street, southeast corner of Franklin Roosevelt Drive, Block 1487, Lot 30, Borough of Manhattan.

327-61-A
APPLICANT—Gustave Goldman for David Robbins, owner.
SUBJECT—Application March 21, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—16 Spruce Street, south side, 114 feet 9 inches west of William Street, Block 101, Lot 7, Borough of Manhattan.

652-61-A
APPLICANT—Conveyor Exchange Company for Unique Doll and Novelty Company, owner.
SUBJECT—Application May 11, 1961—Appeal from a decision of the Borough Superintendent, re—lifting device.
PREMISES AFFECTED—476 Jefferson Street, southeast corner of Cypress Avenue, Block 3178, Lot 20, Borough of Brooklyn.

1221-61-A
APPLICANT—Robert Horowitz c/o Screen Gems, Incorporated for R. and H. Management Company, owner; Screen Gems Incorporated, lessee.
SUBJECT—Application July 24, 1961—Appeal from an order and a decision of the Fire Commissioner re—storage vaults, ventilation, tag for sprinkler shut off valves, etc.
PREMISES AFFECTED—395-401 Park Avenue South, 112 East 28th Street, southeast corner, Block 883, Lot 88, Borough of Manhattan.

1444-61-A
APPLICANT—The Goodyear Tire and Rubber Company, owner.
SUBJECT—Application September 18, 1961—Appeal from a decision of Fire Commissioner re—packaging of combustible Mixture known as Neolite Weather Cote in 4 ounce polyethelene containers, in New York City, capacity of containers not in conformity with administrative code requirements.

68-62-A
APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.
SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 Art 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—121 Glascoe Avenue, southeast corner of Leonard Avenue, Block 1462, Lot 15, Westerleigh, Borough of Richmond.

69-62-A
APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.
SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—125 Glascoe Avenue, east side, 49 feet south of Leonard Avenue, Block 1462, Lot 14, Westerleigh, Borough of Richmond.

70-62-A
APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.
SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—127 Glascoe Avenue, east side, 73 feet south of Leonard Avenue, Block 1462, Lot 12, Westerleigh, Borough of Richmond.

71-62-A
APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.
SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—129 Glascoe Avenue, east side, 97 feet south of Leonard Avenue, Block 1462, Lot 11, Westerleigh, Borough of Richmond.

72-61-A
APPLICANT—Albert Melniker for Harry and Jack Steinberg, owner.
SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 Art 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—131 Glascoe Avenue, east side,

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121 feet south of Leonard Avenue, Block 1462, Lot 10, Westerleigh, Borough of Richmond.

81-62-A

APPLICANT—Albert Melniker for Herbert Winrock, owner.

SUBJECT—Application January 19, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—290 Stafford Avenue, east side, 39.04 feet north of Belfield Avenue, Block 6268, Lot 3, Huguenot, Borough of Richmond.

82-62-A

APPLICANT—Albert Melniker for Herbert Winrock, owner.

SUBJECT—Application January 19, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—239 Sinclair Avenue, west side, 34.94 feet north of Belfield Avenue, Block 6268, Lot 74, Huguenot, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

May 22, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, May 22, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

669-59-GR—Use of adhesives on acoustical tile.

302-54-SM

APPLICANT—Hohmann & Barnard, Inc., owner—threaded insert for suspension systems.

510-59-SM

APPLICANT—Carmic Manufacturing Co., Inc., owner—tubular steel scaffolding.

843-60-SA

APPLICANT—General Electric Company, Sales & Distribution Dept., owner—automatic washer.

1019-61-SM

APPLICANT—John Sunshine Chemical Co., Inc., owner—wax setting bowl ring.

1134-61-SM

APPLICANT—Splendor Corporation, owner—accordion type folding doors.

1812-61-SM

APPLICANT—Thortel Fireproof Fabrics, Inc., owner—drapery material.

259-62-SA

APPLICANT—M. Kweller for American Permac, Inc., owner—coin-operated dry cleaning machine.

1208-61-SM

APPLICANT—Nytralite Aggregate Inc., owner—light-weight aggregate.

88-62-SM

APPLICANT—Bordas Corporation for Cementos Coro, owner—portland cement.

217-62-SM

APPLICANT—Belgian American Mercantile Corporation for Dyckerhoff Zementwerke, owner—portland cement.

219-62-SM

APPLICANT—Belgian American Mercantile Corporation for Norddeutsche Portland Cement, owner—portland cement.

220-62-SM

APPLICANT—Belgian American Mercantile Corporation for Hannoveresche Portland Cement, owner—portland cement.

257-62-SM

APPLICANT—Belgian American Mercantile Corporation for Teutonia Portland Cement, owner—portland cement.

244-62-SM

APPLICANT—Belgian American Mercantile Corporation for Portland-Cementfabrik Germania, owner—portland cement.

166-62-SM

APPLICANT—Drycon Company for B. A. Davenport, owner—concrete admixture.

MAX H. FOLEY, *Chairman.*

May 29, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, May 29, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matters:

262-33-BZ—Vol. II

APPLICANT—Charles M. Spindler for Victor Segal, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, the alteration to the building and the addition of one curb cut to be maintained with the uses of lubrication, auto washing (non-automatic), office, sale of accessories, minor repair with hand tools only, safety inspection station and the parking and storage of motor vehicles.

PREMISES AFFECTED—125-02 Merrick Boulevard, south west corner of 125th Avenue, Block 12526, Lot 122, South Jamaica, Borough of Queens.

337-60-BZ—Vol. II

APPLICANT—Charles M. Spindler for Paul Recker, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a local retail and residence use district, the reconstruction of an existing gasoline service station to include the uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles.

PREMISES AFFECTED—6451-6461, 6455 Official, Broadway, west side, 97 feet south of Moshole Avenue, Block 3421, Lot 2098, Borough of The Bronx.

1585-61-BZ

APPLICANT—Charles P. Aquavella, owner.

SUBJECT—Application October 8, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, the change in occupancy of an existing two story building from two family dwelling to a one story building for use as office, storage and manufacturing, auto repairs, body and fender repairs, oxyacetylene welding and auto painting (rear building only).

PREMISES AFFECTED—2402 Dean Street, south side, 121 feet 4 inches east of Stone Avenue, Block 1450, Lot 13 Tentative, Borough of Brooklyn.

1734-61-BZ

APPLICANT—Arnold Haber for East End Funeral Home Incorporated, owner.

SUBJECT—Application November 21, 1961—decision of

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the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the maintenance of the premises as a parking lot accessory to an existing funeral home.

PREMISES AFFECTED—3135 Carlisle Place, west side, 28.66 feet north of East 211th Street, Block 4660, Lots 36 and 37, Borough of The Bronx.

1794-61-BZ

APPLICANT—Harry Soled for Sam Tanowsky, owner; Terry Douglas and Barney Harper, lessee.

SUBJECT—Application December 5, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and residence use D and E area district, the extension of building exceeding allowable area coverage for use as an automobile service station including body and fender work, painting and spraying and use of acetylene torch for minor welding.

PREMISES AFFECTED—109-42 Sutphin Boulevard, southwest corner of Glassboro Avenue, Block 11950, Lot 388, Jamaica, Borough of Queens.

1798-61-BZ

APPLICANT—Associated Architects, H. Hurwit for Anne Oppenheim, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the change of use of premises from sanatorium to storage and offices, stores and one apartment.

PREMISES AFFECTED—1831 Grand Concourse, 146 East 176th Street, southwest corner, Block 2826, Lot 83, Borough of The Bronx.

1799-61-A

APPLICANT—Associated Architects, H. Hurwit for Anne Oppenheim, owner.

SUBJECT—Application December 4, 1961—Appeal from a decision of the Borough Superintendent re—live load.

PREMISES AFFECTED—1831 Grand Concourse, 146 East 176th Street, southwest corner, Block 2826, Lot 83, Borough of The Bronx.

1802-61-BZ

APPLICANT—Aaron Halpern for Frank Panuccio, owner.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use D area district, the erection of a one story building for use as warehouse, light manufacturing and office with a loading and unloading berth, the proposed building exceeds the area coverage in the business portion of the premises.

PREMISES AFFECTED—75-02 51st Avenue, south side, 84.37 feet west of Jacobus Street, Block 2467, Lot 24, Elmhurst, Borough of Queens.

1803-61-BZ

APPLICANT—Abraham Grossman for Sara A. Nathanson and Henrietta G. Goldberg, owners.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing 4 story and basement building from dwelling to offices in the basement, first and part of the second floor for a temporary term of fifteen years.

PREMISES AFFECTED—34 East 39th Street, south side, 155 feet west of Park Avenue, Block 868, Lot 47, Borough of Manhattan.

1804-61-A

APPLICANT—Abraham Grossman for Sara A. Nathanson and Henrietta G. Goldberg, owner.

SUBJECT—Application December 6, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, commercial use, live load, etc.

PREMISES AFFECTED—34 East 39th Street, south side,

155 feet west of Park Avenue, Block 868, Lot 47, Borough of Manhattan.

1815-61-BZ

APPLICANT—Joseph Mitchell for Abraham Hirschfeld, owner.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, the erection of a four story and cellar building for use as an open type parking garage.

PREMISES AFFECTED—166-172 West 58th Street, south side, 125 feet east of Seventh Avenue, Block 1010, Lots 57, 58, 58½ and 59, Borough of Manhattan.

1816-61-A

APPLICANT—Joseph Mitchell for Abraham Hirschfeld, owner.

SUBJECT—Application December 7, 1961—Appeal from a decision of the Borough Superintendent re—opening in rear of building.

PREMISES AFFECTED—166-172 West 58th Street, south side, 125 feet east of Seventh Avenue, Block 1010, Lots 57, 58, 58½ and 59, Borough of Manhattan.

1876-61-BZ

APPLICANT—Andrew Di Camillo for Endy Anderson, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a manufacturing use district, the erection of a one story extension to an existing building for use as a factory, the proposed structure exceeds the permitted area coverage.

PREMISES AFFECTED—419-425 89th Street, north side, 207 feet 4½ inches west of 5th Avenue, Block 6065, Lots 43 and 44, Borough of Brooklyn.

633-56-BZ

APPLICANT—DeRose and Cavalieri for Coscia Realty Corp., owner.

SUBJECT—Application reopened May 1, 1962 for consideration as to extension of term of variance, expires July 9, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking of motor vehicles of the pleasure car type.

PREMISES AFFECTED—60-64 East 122nd Street, south side, 183 feet east of Madison Avenue, Block 1747, Lot 65, Borough of Manhattan.

MAX H. FOLEY, *Chairman.*

May 29, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, May 29, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:*

939-60-A

APPLICANT—One Ninety Park Row, Incorporated, owner; Yat Gaw Min Company, lessee.

SUBJECT—Application December 30, 1960—Appeal from a Violation order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—192 Park Row, west side, 80 feet, 9 inches south of Worth Street, 196 Worth Street, Block 161, Lot 3, Borough of Manhattan.

1554-61-A

APPLICANT—Vito P. Battista for Grazia Sgarlato, owner.

SUBJECT—Application October 10, 1961—Filed pursuant to Section 36 Par. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—250 St. Johns Avenue, south-

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west corner of Wagner Street, Block 3006, Lot 6, Rosebank, Borough of Richmond.

541-37-A—Vol. II

APPLICANT—Estate of Moritz Simon for Ainsley Lamps, Incorporated, owner.

SUBJECT—Application reopened January 16, 1962 as Volume II—Appeal from an order of the Fire Commissioner, re—Bars on windows.

PREMISES AFFECTED—1097-1105 Flushing Avenue, northeast corner of Porter Avenue, Block 3015, Lot 1, Borough of Brooklyn.

340-61-A

APPLICANT—A. L. Seiden for Martha Werbach, owner.

SUBJECT—Application March 22, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—119-121 Lafayette Street, 247 Canal Street, northeast corner, Block 208, Lot 1, Borough of Manhattan.

357-61-A

APPLICANT—Herman Kron for Wesbro Corporation, owner.

SUBJECT—Application March 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—43-45 White Street, south side, 125.11 feet east of Church Street, Block 175, Lot 20, Borough of Manhattan.

114-62-A

APPLICANT—Moraine Construction Company, Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—237 Mann Avenue, east side, 175 feet south of Clove Lakes Expressway, Block 771, Lot 39, Meiers Corners, Borough of Richmond.

115-62-A

APPLICANT—Moraine Construction Company, Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—241 Mann Avenue, east side, 224.86 feet south of Clove Lakes Expressway, Block 771, Lot 36, Meiers Corners, Borough of Richmond.

116-62-A

APPLICANT—Moraine Construction Company, Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—247 Mann Avenue, east side, 266 feet south of Clove Lakes Expressway, Block 771, Lot 34, Castleton Corners, Borough of Richmond.

117-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—8 Schmidts Lane, south side, 364.30 feet east of Melhorn Road, Block 690, Lot 342, Castleton Corners, Borough of Richmond.

118-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3, of the General City Law re—building not facing legal street.

PREMISES AFFECTED—12 Schmidts Lane, south side,

324.05 feet east of Melhorn Road, Block 690, Lot 340, Castleton Corners, Borough of Richmond.

119-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—16 Schmidts Lane, south side, 283.80 feet east of Melhorn Road, Block 690, Lot 338, Castleton Corners, Borough of Richmond.

120-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—20 Schmidts Lane, south side, 243.55 feet east of Melhorn Road, Block 690, Lot 336, Castleton Corners, Borough of Richmond.

121-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—24 Schmidts Lane, south side, 203.30 feet east of Melhorn Road, Block 690, Lot 334, Castleton Corners, Borough of Richmond.

122-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—28 Schmidts Lane, south side, 163.05 feet east of Melhorn Road, Block 690, Lot 332, Castleton Corners, Borough of Richmond.

123-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—32 Schmidts Lane, south side, 122.80 feet east of Melhorn Road, Block 690, Lot 330, Castleton Corners, Borough of Richmond.

124-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—36 Schmidts Lane, south side, 82.55 feet east of Melhorn Road, Block 690, Lot 328, Castleton Corners, Borough of Richmond.

140-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—2 Schmidts Lane, southwest corner of Clove Lakes Expressway, Block 690, Lot 345, Castleton Corners, Borough of Richmond.

141-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

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PREMISES AFFECTED—271 Lightner Avenue, northwest corner of Clove Lakes Expressway, Block 690, Lot 350, Castleton Corners, Borough of Richmond.

142-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—279 Lightner Avenue, north side, 405.66 feet east of Melhorn Road, Block 690, Lot 354, Castleton Corners, Borough of Richmond.

143-62-A

APPLIANT—Moraine Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—799 Pelton Avenue, east side, 166.67 feet north of Bard Avenue, Block 294, Lot 9, West Brighton, Borough of Richmond.

144-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—301 Lightner Avenue, north side, 163.05 feet east of Melhorn Road, Block 690, Lot 366, Castleton Corners, Borough of Richmond.

145-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—305 Lightner Avenue, north side, 122.80 feet east of Melhorn Road, Block 690, Lot 368, Castleton Corners, Borough of Richmond.

146-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—309 Lightner Avenue, north side, 82.55 feet east of Melhorn Road, Block 690, Lot 370, Castleton Corners, Borough of Richmond.

147-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—281 Lightner Avenue, north side, 364.13 feet east of Melhorn Road, Block 690, Lot 356, Castleton Corners, Borough of Richmond.

148-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—285 Lightner Avenue, north side, 324.05 feet east of Melhorn Road, Block 690, Lot 358, Castleton Corners, Borough of Richmond.

149-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—289 Lightner Avenue, north side, 283.80 feet east of Melhorn Road, Block 690, Lot 360, Castleton Corners, Borough of Richmond.

150-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—293 Lightner Avenue, north side, 243.55 feet east of Melhorn Road, Block 690, Lot 362, Castleton Corners, Borough of Richmond.

151-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—297 Lightner Avenue, north side, 203.30 feet east of Melhorn Road, Block 690, Lot 364, Castleton Corners, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

MINUTES

REGULAR MEETING

TUESDAY MORNING, MAY 1, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon April 17, 1962, were approved as printed in the Bulletin of April 26, 1962, Vol. 47, No. 17.

529-40-BZ—Vol. II

APPLICANT—Charles M. Spindler for Sun Oil Company and Elvira DeFalco, owners.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction and extension in area of an existing gasoline service station with accessory uses

of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—1788-1804 Eastern Parkway and 2131-2139 Bergen Street, northeast corner, Block 1449, Lots 43 and 47, Borough of Brooklyn.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for decision at the request of the applicant; applicant to submit statement as to Board's jurisdiction; Hearing previously closed.

376-42-BZ—Vol. I

APPLICANT—Edward Handelman for The Heights Company, Inc., owner.

MINUTES

SUBJECT—Application reopened March 27, 1962 for consideration as to extension of term of variance, expired February 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting partly in a business use and partly in a residence use district, the conversion of occupancy of part of an existing building to motor vehicle repair shop in conjunction with an existing garage for more than 5 cars.

PREMISES AFFECTED—8-16 Clinton Street, west side, 34 feet 5 inches south of Fulton Street, Block 238, Lot 52, Borough of Brooklyn.

APPEARANCES—

For Applicant: Edward Handelman.

For Oppositor: None.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for decision as to extension of the term of variance pending action by Board of Estimate; hearing previously closed.

617-47-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Philip, Charles and Avis Manker, owners.

SUBJECT—Application reopened January 30, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, on a plot presently developed with two gasoline service stations, the reconstruction of the site for one gasoline service station, lubricatory, minor auto repairs, non-automatic car wash, office and sales, utility room and the parking and storage of more than five motor vehicles with a ground sign.

PREMISES AFFECTED—3102-3132 Fort Hamilton Parkway, south side, from McDonald Avenue to East 2nd Street, 275-281 McDonald Avenue and 152-170 East 2nd Street, and 101-129 Caton Avenue, Block 5315, Lots 1 and 4, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: Charles Vanacore.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for inspection and decision; hearing closed.

1130-48-BZ—Vol. III

APPLICANT—Hodges, Reavis, McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c, 7e and 21 of the Zoning Resolution, to permit in a local and residence use, G area district, at an existing golf driving range and miniature golf course, previously granted by the Board, the extension of the uses to include baseball batting cages, restaurant, offices, rest rooms, promenade arcade, open air ice skating rink and accessory patron parking with roof and business signs within 20 feet of a mapped street, the proposed work includes additional buildings.

PREMISES AFFECTED—231-05 Northern Boulevard, north east corner of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50 and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34, 105, 111, 1 and 9. Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: Harry W. Kelly, Samuel Bodian for Park Dept., Mary S. Huber, Henry Hem, Nathan Winston, John T. Wulff, M. Wesfelt, Dorothy W. Parks, Harold Dean and R. A. Lempert.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for hearing at request of the applicant.

1131-48-A—Vol. II

APPLICANT—Hodges, Reavis, McGrath and Downey for Max Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as

Volume II—Appeal from a decision of the Borough Superintendent, re—storage building and baseball batting cages in bed of mapped street.

PREMISES AFFECTED—231-05 Northern Boulevard, north east corner of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50, and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8188, Lots 76, 84, 45, 34, 105, 111, 1, 9, 85 and 7, Douglaston, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for hearing in conjunction with Cal. No. 1130-48-A, Vol. III. hearing closed.

526-57-BZ

APPLICANT—Leonard F. Rothkrug for John Curran, owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired April 8, 1963—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and manufacturing use district, the maintenance of a parking lot.

PREMISES AFFECTED—22-28 North Portland Avenue, west side, 172 feet 8 inches south of Flushing Avenue, Block 2027, Lots 34, 35, 36, 37 and 38 Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Laid over to May 15 1962, at 10 A.M. for inspection and decision, as to extension of the term of variance; hearing closed.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, southeast corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for decision at the request of the applicant; applicant to file revised drawings; hearing previously closed.

1490-61-BZ

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 19 A (j) of the Zoning Resolution, to permit in a residence use C area district, for a stated term of twenty (20) years the change in occupancy of an existing two story building from a public storage garage to the distribution of candy accessory storage, loading and unloading, office and storage garage with a business sign, with loading provided with existing doors; the warehouse will not have the required loading berth.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: Stanley Leyden.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for decision; applicant to submit revised drawings; hearing closed.

MINUTES

1491-61-A

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—Appeal from a decision of the Borough Superintendent re—class 3 construction, change in use, egress, etc.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: Stanley Leyden.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for decision; in conjunction with Calendar Number 1490-61-BZ; hearing previously closed.

1533-61-BZ

APPLICANT—Mario A. Tucciarone for Joseph Fiore and Harry C. Bernard, owners.

SUBJECT—Application October 5, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence use district, for a stated term of years, the erection of a one story building for use as a factory and warehouse with loading and unloading and accessory parking in the open area.

PREMISES AFFECTED—98-23 Linden Boulevard north side, 124-41 feet west of 101st Street, Block 11501, Lot 257 (tentative), Ozone Park, Borough of Queens.

APPEARANCES—

For Applicant: Mario A. Tucciarone.

For Opposition: None.

ACTION OF BOARD—Laid over to October 2, 1962, at 10 A.M. for decision at the request of the applicant; applicant to file revised drawings and statement as to the exact occupancy; hearing previously closed.

1567-61-BZ

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing 3 story building from public garage to the manufacture of flashlights and batteries, office, storage and loading and unloading with a business sign for a temporary term of twenty (20) years.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: None.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. because of the present lack of jurisdiction of the Board.

1568-61-A

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—Appeal from a decision of the Borough Superintendent re—egress, steel stairs, etc.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

APPEARANCES—

For Applicant: Alfred A. Lama.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. in connection with Cal. No. 1567-61-BZ because of Board's present lack of jurisdiction.

1662-61-BZ

APPLICANT—Lama, Proskauer and Prober for Clara G. Rabinowitz, B. R. Sheffer; Alan Rabinowitz and Susan R. Malloy, owners; U. S. Electric Manufacturing Corporation, lessee.

SUBJECT—Application November 3, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, in an existing six story cellar building, the extension of the present factory for the manufacture of flashlights and batteries to the cellar and first floor.

PREMISES AFFECTED—222-228 West 14th Street, south side, 350 feet west of 7th Avenue, Block 618, Lot 18, Borough of Manhattan.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: None.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for decision; applicant to file revised drawings; hearing previously closed.

1695-61-BZ

APPLICANT—Max Siegel Associates for Riverdale Motor Lodge Incorporated, owner.

SUBJECT—Application November 14, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence use district, for a term of twenty-five years, the installation and maintenance of accessory business signs on an existing hotel.

PREMISES AFFECTED—6355 Broadway, northwest corner of West 254th Street, Block 3421, Lot 1945 (1998), Borough of The Bronx.

APPEARANCES—

For Applicant: Max Siegel and Henry Richmond.

For Opposition: Michael Raffaele, James P. Heffernan, Alice V. Dolan, Patrick J. Kelly and Samuel Bodian for Park Dept.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for inspection and decision; hearing closed.

1700-61-BZ

APPLICANT—Dominick Salvati and Son for Vaccaro Kitchen Cabinets, owner.

SUBJECT—Application November 14, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, in an existing two story and cellar building, the change in use of the first floor from retail store to the display, sale and manufacture of kitchen cabinets using power tools for a temporary term of years.

PREMISES AFFECTED—7219 New Utrecht Avenue, east side, 44.54 feet north of 73rd Street, Block 6192, Lot 3, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leon Komondorea.

For Opposition: None.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for inspection and decision; hearing closed.

1705-61-BZ

APPLICANT—Schaefer and Atkin for Eden Funding Corporation, owner.

SUBJECT—Application November 15, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of an accessory parking lot for use in conjunction with the adjoining supermarket and shopping center for a temporary term of fifteen years.

PREMISES AFFECTED—1244 Metcalf Avenue, east side, 101.77 feet north of Westchester Avenue, Block 3780, Lot 11, Borough of The Bronx.

APPEARANCES—

For Applicant: Harry Atkin and Benjamin Levine.

For Opposition: Jeremiah M. Evarts and Rev. Harry Fullilove, Amicus Curiae.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for inspection and decision; applicant to correct drawings; hearing closed.

MINUTES

1715-61-BZ

APPLICANT—John J. Lynch and James J. Lyons for Frederick Harmeyer, owner; Len-Har Liquor Corporation, lessee under contract.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of an existing one story five car garage, to retail stores, for a temporary term of years.

PREMISES AFFECTED—129-02 New York Boulevard, southwest corner of 129th Avenue, Block 12276, Lot 59, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: John J. Lynch.

For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for decision at the request of the applicant; applicant to submit statement as change in type of occupancy proposed; hearing previously closed.

1718-61-BZ

APPLICANT—Leonard F. Rothkrug for Franlex Corporation, owner.

SUBJECT—Application November 17, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a parking lot for pleasure-type vehicles only for a temporary term of five years.

PREMISES AFFECTED—452-458 Warren Street, south side, 25 feet east of Bond Street, Block 899, Lots 9, 10, 11 and 13, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for inspection and decision; hearing closed.

1733-61-BZ

APPLICANT—Arnold Haber for Paul Green, owner; Fashion Management Corp., lessee.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district, in an existing 11 story building occupied as store, offices and factory the change in use of the first floor from retail store to motion picture theatre.

PREMISES AFFECTED—6-8 West 57th Street, south side, 162.6 feet west of Fifth Avenue, Block 1272, Lot 45, Borough of Manhattan.

APPEARANCES—

For Applicant: A. Walter Socolow.

For Opposition: Bernard Buchwald, William K. Sloane, E. J. Crawford, Jr. and H. P. Connell.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A. M. for inspection and decision; hearing at the request of an objector.

1746-61-BZ

APPLICANT—Albert Melniker for Glover-Hylan Corporation, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7A and 21 of the Zoning Resolution, to permit in a retail use, D area district, the construction of a retail store building within 15 feet of a residence use district.

PREMISES AFFECTED—4126 Hylan Boulevard, 6 Glover Street, southeast corner, Block 5310, Lot 7, Great Kills, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for inspection and decision; applicant to amend drawings and submit a new objection from Building Department; hearing closed.

1755-61-BZ

APPLICANT—Lama, Proskauer and Prober for Livia M. Peppe, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a local retail and residence use district, the change in use of the first floor of an existing three story building from coffee shop, to restaurant and cabaret, including mezzanine, with flagpole and banner above the first floor, the upper floors to remain apartments.

PREMISES AFFECTED—106 West 3rd Street, south side, 103 feet east of McDougal Street, Block 540, Lot 20, Borough of Manhattan.

APPEARANCES—

For Applicant: Alfred A. Lama and Rick Allmen.

For Opposition: Lester Nelson.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A. M. for inspection and decision; hearing closed.

1756-51-A

APPLICANT—Lama, Proskauer and Prober for Livia M. Peppe, owner.

SUBJECT—Application November 28, 1961—Appeal from a decision of the Borough Superintendent, re—flagpole and banner.

PREMISES AFFECTED—106 West 3rd Street, south side, 103 feet east of McDougal Street, Block 540, Lot 20, Borough of Manhattan.

APPEARANCES—

For Applicant: Alfred A. Lama and Rick Allmen.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A. M. for inspection and decision; hearing closed.

1766-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, E-1 area Class 1 height district, the erection of a six story and cellar office building with an off street loading berth that exceeds the permitted area coverage, encroaches on the required setback and side yards has excessive floor area and exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—168-14 South Conduit Avenue, southwest corner of 175th Street, Block 13274, Lot 207, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: None.

For Opposition: Albert J. Shapiro and Samuel Bodian for Park Dept.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for hearing at the request of an objector.

340-41-BZ

APPLICANT—Lama, Proskauer and Prober for Gulf Oil Corporation, owner.

SUBJECT—Application reopened March 27, 1962 for consideration as to extension of term of variance, expired September 18, 1961—decision of the Borough Superintendent, previously granted on condition, under Section 7f of the Zoning Resolution, permitting in a business use district, the maintenance of a gasoline service station.

PREMISES AFFECTED—72-09 Main Street, southeast corner of 72nd Avenue, Block 6660, Lot 1, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein..... 4
Negative: Commissioner Fox 1

MINUTES

THE RESOLUTION—

WHEREAS, on June 24, 1941, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the term of variance extended for ten years on September 18, 1951; and

WHEREAS, the applicant states that there have been no changes on the site; that within the affected area, the vacant land along the west side of Main Street has been developed with stores, the vacant land to the north of the site has been developed with a Jewish Center and the vacant land to the east of Vleigh Place has been developed with dwellings; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation September 18, 1961 under Section 11-411 of the amended Zoning Resolution; and

WHEREAS, THIS APPLICATION WAS REOPENED ON March 27, 1962 and set for hearing on May 1, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on May 1, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated February 2, 1962 acting on Alt. Applic. No. 110-62, reads:

"1. Proposed extension of the term of variance of existing gasoline station, accessory office, auto laundry and lubritorium presently located in a C1-2 district is contrary to Art. III Chapter 2 Sect. 32-22-B of the Zoning Resolution.

Note: This premises was subject of Board of Standards and Appeals variance under Cal. #340-41-BZ."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on June 24, 1941, as amended through September 18, 1951, only as to the term of the variance, so that as amended it shall read:

"granted for a term of ten (10) years from the date of this amended resolution, to permit . . . ; on condition that the ice vending machines or any other vending machines shall be excluded from the premises; that all vehicles shall be kept off the sidewalks; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

786-41-BZ

APPLICANT—Powsner, Katz and Powsner for Louise Bindrim, owner.

SUBJECT—Application reopened March 27, 1962 for consideration as to extension of term of variance, expired January 22, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7f of the Zoning Resolution, permitting in a business use district, a garage for more than five motor vehicles.

PREMISES AFFECTED—68-72 North Henry Street, east side, 70 feet north of Meeker Avenue, Block 2729, Lot 20, Borough of Brooklyn.

APPEARANCES—

For Applicant: Howard A. White.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, on March 24, 1942, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened from time to time to extend the term of variance and last extended for a term of five years on January 22, 1957; and

WHEREAS, the applicant states that the site and surrounding area in which the above premises are located has not undergone any substantial change; that the subject premises were formerly located in a business use district, C area, 1¼ height zone at the time of the issuance of the last Certificate of Oc-

cupancy No. 155093 on March 28, 1957; that under the new Zoning Resolution, the said location has been redesignated as an R-4 district; that the proposed and continued use of the premises as a non-storage garage for not more than 10 cars of the pleasure type only, did not violate the spirit and intent of the zoning requirements relating to the said area; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation January 22, 1962 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on March 27, 1962 and set for hearing on May 1, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on May 1, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 31, 1962 acting on N.B. Applic. No. 8146-29, reads:

"1. Proposed use of premises for "Non-storage garage for not more than (10) ten cars (pleasure car type only)" is contrary to the uses permitted in a R-4 district, Art. II Sec. 22 of the Amended Zoning Resolution.

2. The above application is subject to a term variance granted under Resolution 786-41-BZ, Bul. 5, Vol. 42 of the Board of Standards and Appeals and which expired Jan. 22, 1962."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on March 24, 1942, as amended through January 22, 1957, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

100-48-BZ—Vol. II

APPLICANT—Henry Nordheim for John H. Bush, owner.

SUBJECT—Application reopened March 20, 1962 for consideration as to extension of term of variance, expired January 15, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, the motor vehicles repair shop.

PREMISES AFFECTED—1933-1959 Webster Avenue, 1876-1892 Valentine Avenue and 350-360 East 178th Street, south side, from Valentine to Webster Avenue, Block 2815, Lot 1, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4
Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, on December 11, 1951, this application—Vol II—was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the term of variance extended for five years on January 15, 1957; and

WHEREAS, the applicant states that there are no changed conditions on the site nor in the surrounding area; that the amended Zoning Resolution now shows this site in a C2-4 mapped in an R7-1 district; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation January 15, 1962 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on March 20, 1962 and set for hearing on April 17, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application

MINUTES

on April 17, 1962 after due notice by publication in the Bulletin; laid over to May 1, 1962 for inspection and decision as to the extension of the term of variance; and

WHEREAS, the decision of the Borough Superintendent, dated February 1, 1962 acting on Alt. Applic. No. 684-50, reads:

"1. Proposal to renew use of motor vehicle repair shop & use of oxygen-acetylene torch (within bldg.) now located in a C2-4 mapped in an R7-1 District is contrary to Article III, Chapter 2 of the Zoning Resolution; and contrary to the expiration date granted under B.S. & A. Cal. #100-48-BZ, Vol. II.

Note: This must be referred to Board of Standards and Appeals according to Article I, Chapter 1, Section 11-411 of the Zoning Resolution."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on December 11, 1951, as amended through January 15, 1957, only as to the term of the variance, so that as amended it shall read:

"granted for a term of two years from the date of this amended resolution, to permit; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

677-54-BZ—Vol. II

APPLICANT—Schaefer and Atkin for Morris Glasgall, owner.

SUBJECT—Application reopened March 27, 1962 for consideration as to extension of term of variance, expired February 19, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, garage for owner's cars, storage of roofing materials and sheet metal shop.

PREMISES AFFECTED—413-415 West 150th Street, north side, 93 feet 2 inches east of Convent Avenue, Block 2065, Lot 22, Borough of Manhattan.

APPEARANCES—

For Applicant: Victor E. Block.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on February 15, 1957, this application Volume II was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the zoning change has been made as of December 15, 1961 from Residence and Commercial to R7-2; that there has been no alteration to the premises or change of use by the occupants of any kind and we respectfully request that we be granted an extension to the variance for a period of ten (10) years; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation February 19, 1962 under Section 11-41 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on March 27, 1962, and set for hearing on May 1, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated February 13, 1962 acting on Alt. Applic. 641-56, reads:

"1. New owner's authorization filed herewith indicating change of Architect.

Respectfully request that existing use of premises be extended for another 10 years."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on February 15, 1957, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit; that

other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

415-55-BZ—Vol. II

APPLICANT—Burke and Groh for C. B. S. Realty Corporation, owner; Bay Chevrolet, Incorporated, lessee.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a local retail and residence use district, at an existing auto showroom with service of new and used cars and trucks, car conditioning, storage and sale of parts with auto repairs, as previously granted by the Board, and open parking, the erection of a one story extension for car conditioning and roof parking into the residence portion of the premises that encroaches on the required rear and side yards.

PREMISES AFFECTED—240-02 Northern Boulevard, southwest corner of Alameda Avenue, Block 8167, Lot 1, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 30, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit revised drawings; then set for May 1, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated September 27, 1961 acting on Alt. Applic. No. 1740-61, reads:

"1. The proposed extension to an auto sales & service bldg. located in a Local Retail and extending into a Res. use district is contrary to Art. II Sec. 3 Zone Res.

2. The proposed extension of the parking of customers cars and storage of cars on the roof of the proposed extension in the Res. portion of the lot is contrary to Art. II Sec. 3 Zone Res.

3. The proposed extension in the G area portion of the lot is located in the required side yard and within 15' of the rear line of the lot is contrary to Art. IV Sect. 16-B(C)(D) Zone Res.

4. This premise was previously the subject of a variance granted under Cal. 415-55-BZ—Vol. II and must be referred back to the Board for its determination."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is granted under Sections 7c and 21 of the Zoning Resolution, to permit in a local retail and residence use district, at an existing auto showroom with service of new and used cars and trucks, car conditioning, storage and sale of parts with auto repairs as previously granted by the Board, and open parking, the erection of a one-story extension for car conditioning and roof parking extending into the residence portion of the premises which would encroach on the required rear and

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side yards, *on condition* that the work shall be done in accordance with drawings filed with this application dated October 13, 1961, 6 sheets and February 15, 1962, 2 sheets revised; on the *further condition* that the walls of the new extension above the grade of the lot shall be constructed of face brick; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

912-55-BZ

APPLICANT—Henry Nordheim for Anthony Turrisi, owner.

SUBJECT—Application reopened for consideration as to extension of term of variance, expired January 29, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting in a business use district, a motor vehicle repair shop.

PREMISES AFFECTED—2294 Arthur Avenue and 590 East 183rd Street, southeast corner, Block 3071, Lot 17 Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on January 29, 1957, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that there are no changed conditions on the site nor in the surrounding area; that the amended Zoning Resolution now shows this site as located in an R7-1 district; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation January 29, 1962 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on March 20, 1962 and set for hearing on April 17, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on April 17, 1962 after due notice by publication in the Bulletin; laid over to May 1, 1962 for inspection and decision as to the extension of the term of variance; and

WHEREAS, the decision of the Borough Superintendent, dated February 1, 1962 acting on Alt. Applic. No. 942-55, reads:

"1. Proposal to renew use of motor vehicle repair shop now located in an R7-1 District is contrary to Article II, Chapter 2 of the Zoning Resolution, and contrary to the expiration date granted under B.S. & A. Cal. #912-55-BZ.

2. In a Class 4 Building the proposed motor vehicle repair shop is contrary to Section C26-254.0 Ad. Code."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on January 29, 1957, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five years from the date of this amended resolution, to permit; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

807-61-BZ

APPLICANT—Henry C. Brucker for Angelena George, owner; George's Carriers Incorporated, lessee.

SUBJECT—Application May 23, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning

Resolution, to permit in a retail use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—62-38 to 62-44 60th Street, west side, 5 feet plus, south of Greene Avenue, and 62-39 to 62-45 Forest Avenue, Block 3492, Lot 27, Ridgewood, Borough of Queens.

APPEARANCES—

For Applicant: Richard George.

For Opposition: Charles J. Peccoraro.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 9, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit additional drawings showing proposed conditions; then set for May 1, 1962, for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated May 16, 1961 acting on Alt. Applic. No. 410-61, reads:

"1. The proposed parking of more than 5 cars on the residence portion of a lot which is partly in a residence district and partly in a retail district is contrary to Art. 2, Sec. 3 of the Z.R."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7c of the Zoning Resolution, to permit in a retail use district the maintenance of a parking lot for the parking and storage of more than five motor vehicles, *on condition* that the work shall be done in accordance with drawings filed with this application, dated May 23, 1961, 2 sheets and January 15, 1962, 2 sheets additional; that on the building line of 60th Street a 5 foot, 6 inch high brick wall shall be constructed along the entire front with one 20 foot opening which shall be provided with gates; that on Forest Avenue, a brick wall 5 feet 6 inches high shall be constructed along the entire front, with the exception of one 20 foot opening which shall be provided with gates; that during school hours an attendant shall be at each of these gates one half hour before school opens and one half hour after school closes; that in addition, each of the openings on 60th Street and Forest Avenue shall be fitted with an electronic eye arrangement, which will sound a gong when a truck or car passes through; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work done and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1696-61-A

APPLICANT—Henry C. Brucker for Angelena George, owner; George's Carriers Incorporated, lessee.

SUBJECT—Application October 30, 1961—Filed pursuant to Section 35 Art. 3 of the General City Law re—parking lot in bed of mapped street. (Widening of Metropolitan Avenue.)

PREMISES AFFECTED—62-38 to 62-44 60th Street, west side, 5 feet plus, south of Greene Avenue, and 62-39 to 62-45 Forest Avenue, Block 3492, Lot 27, Ridgewood, Borough of Queens.

APPEARANCES—

For Applicant: Richard George.

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ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated October 20, 1961 on Alt. Applic. 410-61, reads:

"1. Proposed parking lot in the bed of a mapped street is contrary to Sect. 35, Art. 3 of the General City Law."

and
WHEREAS, the applicant states that the lot is 74.92 and 73 feet by 243.8 feet in area, located in retail and residence use, C area and class 1 height district, now used and occupied as: cellar—storage and boiler under dwelling; 1st floor—2 family dwelling, 3 car accessory garage—vacant land—parking and storage of more than 5 motor vehicles; that the proposed use and occupancy will be the same; that additional facts about the premises can be found in an accompanying zoning application 807-61-BZ; and

WHEREAS, the applicant states that the final map showing the proposed widening of Metropolitan Avenue has been on file since about 1916 and the extension of Greene Avenue, to be cut through has been on file since about 1941 and no widening or extension has as yet taken place and upon information and belief, will not take place for several years to come; that it is proposed to legalize the parking and storage of more than five (5) trucks upon the vacant land; that no buildings are to be erected under this application; that the present 2 family dwelling is not in any portion of the mapped street as per final map; that it is hereby contended that refusal to issue a permit for the use stated above in the bed of a mapped street is a hardship on the owner as the property cannot be put to any beneficial use other than parking and storage of motor vehicles; that the only parts of the lot that are not in the bed of a mapped street are two small triangular portions on the easterly and westerly sides of the lot which represents approximately 4850 square feet which is approximately 22% of the total property; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 410-61, Objection No. 1, dated October 20, 1961, be and it hereby is *modified* under the powers vested in the Board by Section 35 of the General City Law, and that the appeal be and it hereby is *granted, on condition* that all requirements of the resolution adopted by the Board this day under Cal. No. 807-61-BZ shall be complied with; and that a Certificate of Occupancy shall be obtained.

1678-61-BZ

APPLICANT—Samuel Rosenblum for Land Sailors Snug Harbor, owner; Repar Realty Corporation, under long term lease (90 years), lessee.

SUBJECT—Application November 10, 1961, decision of the Borough Superintendent under Section 7e of the Zoning Resolution and Section 60 (1d) of the Multiple Dwelling Law, to permit in a local retail and residence use district, the use of the surplus parking spaces on an existing multiple dwelling accessory garage for transient parking.

PREMISES AFFECTED—771-785 Broadway, west side, From East 9th Street to East 10th Street, 63-67 East 9th Street, 60-62 East 10th Street, Block 561, Lots 25, 26, 28, 29, 30, 31, 32, 33, 35, and 36, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 10, 1962, after due notice by publication in the Bulletin; laid over to May 1, 1962, for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 17, 1961, acting on Alt. Applic. 1132-59, reads:

"A1—Daily transient parking in garages in cellar and first stories which are appurtenant to the above Class A Mult. Dwelling, which is located in a Residential dist. is contrary to Art. II Sect 3(9)(B) Zoning Resol. which prohibits the retaining of such storage spaces for any period less than one month for non-occupants."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7e of the Zoning Resolution and Section 60 (1d) of the Multiple Dwelling Law to permit in a local retail and residence use district, the use of part of the existing legal multiple dwelling accessory garage for transient parking for a term of twenty one years, *on condition* that the building conforms to drawings filed with this application dated November 10, 1961, 3 sheets; *on further condition* that the vehicles parked in the transient parking space shall be pleasure-type cars only and shall not exceed 149 in number in addition to the number of cars parked by tenants of this building and the cars parked on a monthly basis; that the tenants of the apartment house may recapture any of the space devoted to transient parking on thirty days' notice to the owner in accordance with Section 3 (9)(b) of the Zoning Resolution and Section 60 (1b) of the Multiple Dwelling Law; that there shall be only one sign on Tenth Street and that sign shall be constructed of metal letters attached to the masonry; and that all laws, rules and regulations applicable shall be complied with and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1679-61-A

APPLICANT—Samuel Rosenblum for Sailors Snug Harbor, owner; Repar Realty Corporation, under long term lease (90 years), lessee.

SUBJECT—Application November 10, 1961—Filed pursuant to Section 60, subdivision (1d) of the Multiple Dwelling Law re—transient parking.

PREMISES AFFECTED—771-785 Broadway, west side, from East 9th Street to East 10th Street, 63-67 East 9th Street, 60-62 East 10th Street, Block 561, Lots 25, 26, 28, 29, 30, 31, 32, 33, 35, and 36, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated October 17, 1961 on Alt. Applic. 1132-59, reads:

"A2—Transient parking in a residential & local retail area is contrary to Sect. 60 Sub. 1b. Mult. Dwelling Law."

and

WHEREAS, the applicant states that the building is 184 feet 10¼ inches by 174 feet 4½ inches in area, 13 stories and penthouse, 114 feet 6 inches high, of class 1 construction, located in local retail and residence use, C area and class

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1½ and 1¼ height districts, built in 1960, now used and occupied since 1960: cellar—storage, boiler room and garage, 30 persons; 1st floor—stores, office and garage, 72 persons; 2nd and 13 stories and penthouse—multiple dwellings, 230 apartments; that the proposed use and occupancy will be: cellar—storage, boiler room and garage, including proposed transient parking, 30 persons; 1st floor—storage, offices and garage, including transient parking, 72 persons; 2nd to 13th floors and penthouse, multiple dwelling, 230 apartments; that an accompanying zoning application contains additional facts about the premises; and

WHEREAS, the applicant states that there are a total of 230 apartments in the building of which only 46 spaces are required for the occupants of the building; that even this amount is more than enough to supply the needs of the occupants; that permission is requested to allow all the spaces not in use for tenants to be permitted for use for transient parking as permitted by the intent of the Legislature in amending Section 60 of the Multiple Dwelling Law; that such transient parking space may be recaptured by any tenant by due notice pursuant to the Multiple Dwelling Law; that there is a great need for transient parking in this neighborhood, due to the nature of the buildings in the vicinity, consisting of theatres, hotels, office buildings, factories, etc., and older buildings that have no off-street parking facilities; that the garage will not be used to sell, store, handle or furnish gasoline, oil or other fuel or any service except storage of pleasure cars; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated October 17, 1961, acting on Alt. Applic. 1133-59, Objection No. A2, be and it hereby is *modified* under the powers vested in the Board by Section 60 sub. (1d) of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted, on condition* that all the requirements of resolution adopted by the Board this day under Calendar Number 1678-61-BZ shall be complied with in all respects and a Certificate of Occupancy obtained.

1413-61-BZ

APPLICANT—Charles M. Spindler for 30-20 21st Street Corporation, owner.

SUBJECT—Application September 7, 1961—decision of the Borough Superintendent, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district on a plot presently occupied as a lumber yard, the erection and maintenance of a gasoline service station, lubritorium, auto washing (non-automatic) office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—30-36 to 30-46 (30-40 official) 21st Street, 14-50 to 14-58 30th Road, southwest corner, Block 535, lot 46, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Charles M. Spindler.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on January 23, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit statement; then set for March 27, 1962 for decision; hearing closed; then to April 10, 1962 at request of the applicant; then to May 1, 1962 at request of applicant; and

WHEREAS, the decision of the Borough Superintendent, dated August 21, 1961 acting on N.B. Applic. No. 3227-61, reads:

"1. The proposed erection of a gasoline service station, lubrication, auto washing (non-automatic) office, sale of accessories, minor repairs with hand tools only, safety inspection station, parking and storage of motor vehicles on a lot in a business use district is contrary to Art. 2, Sec. 4(a) items 29 and 46 of the Z.R.

2. Proposed ground sign in a business use district is contrary to Art. 2, Sec. 4(a) item #49 of the Z.R."

and WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision f and i of the Zoning Resolution.

Resolved, that the decision of the Borough Superintendent, dated August 21, 1961, acting on N.B. Applic. 3227-61, Objection Nos. 1 and 2, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1449-61-BZ

APPLICANT—Haskell and Blatt for Jemezel Realty Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e, 7f, 7i and 7A of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station with lubritorium, auto washing (non-automatic), office, sale of accessories, minor motor vehicle repair with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign and with show windows, curb cuts and business signs within 75 feet of a residence use district for a temporary term of fifteen (15) years.

PREMISES AFFECTED—3001-3013 Emmons Avenue, northeast corner of Nostrand Avenue, Block 7503, Lot 65, Borough of Brooklyn.

APPEARANCES—

For Applicant: Theodore Blatt.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative: Vice Chairman Kleinert and Commissioner Fox 2

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 6, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision if the New Zoning Resolution is amended to permit the Board to act; applicant to submit alternate plan; then set for May 1, 1962 for decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated August 31, 1961 acting on N.B. Applic. No. 2264-61, reads:

"1. Proposed gasoline service station, lubrication, auto washing (non-automatic), office, sales of accessories, minor repairs with hand tools only, safety inspection station, parking and storage of motor vehicles, curb cuts, on a lot located partially in a retail use district & partially in a residence use district are contrary to Article II Section 3 & 4A of the Zoning Resolution.

2. Within 75'-0" of a residence use district proposed curb cuts, show windows, business entrances and building signs are contrary to Article II, 7A of the Zoning Resolution.

3. On a lot partly in a residence and partly in a retail use district, the proposed light standard & sign are contrary to Article II Section 3 & 4A of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting with certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Sec-

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tion 7, Subdivisions e, f, i and 7A of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7e, 7f, 7i and 7A of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station with lubrication, non-automatic auto washing, office, sale of accessories, minor motor vehicle repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles, with a ground sign and with show windows, curb cuts and business signs within 75 feet of a residence use district, for a term of fifteen (15) years, *on condition* that the work shall conform with drawings filed with this application dated September 19, 1961, 2 sheets and February 15, 1962, 2 sheets revised; with the exception that the curb cut at the north end of the Nostrand Avenue front shall be omitted; that there shall be only two curb cuts on Emmons Avenue instead of the three now shown; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1712-61-BZ

APPLICANT—Larry Meltzer for Minnie Rivner and Anna Peskin, owner; Ideal Department Store, Incorporated, lessee.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a retail and residence use, D area district, the erection of a one story and mezzanine extension to an existing two story and cellar building into the residence portion of the premises to enlarge the existing retail store, the proposed building will exceed the permitted area coverage.

PREMISES AFFECTED—1814-1816 Flatbush Avenue, west side, 117 feet north of East 37th Street, 1045-1047 East 36th Street, Block 7618, Lots 8 and 9, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer.

For Opposition: Harvey Halper.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 10, 1962 after due notice by publication in the Bulletin; laid over to May 1, 1962 for inspection and decision; hearing close; and

WHEREAS, the decision of the Borough Superintendent, dated October 21, 1961 acting on Alt. Applic. No. 2738-61, reads:

"1. The proposed extension of a commercial use into a residence use district is contrary to Article II, Section 3 of the Zoning Resolution.

2. The structure as proposed exceeds the area permitted in a "D" area district and is contrary to Article IV, Section 14(c) of the Zoning Resolution."

and WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does

hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7c and 21, to permit in a retail and residence use, D area district, the erection of a one story and mezzanine extension to an existing two story and cellar building into the residence portion of the premises, to enlarge the existing retail store; the proposed building to exceed the permitted area coverage; *on condition* that the work shall conform to drawings filed with this application dated November 16, 1961, 9 sheets and April 27, 1962, 1 sheet revised; *on further condition* that the extension shall be entirely of Class 2 construction; that the front on 36th Street shall be of face brick; that there shall be no loading or unloading on the 36th Street side; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1713-61-A

APPLICANT—Larry Meltzer for Minnie Rivner and Anna Peskin, owner; Ideal Department Store, Incorporated, lessee.

SUBJECT—Application November 16, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 construction, area.

PREMISES AFFECTED—1814-1816 Flatbush Avenue, west side, 117 feet north of East 37th Street, 1045-1047 East 36th Street, Block 7618, Lots 8 and 9, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated October 31, 1961 on Alt. Applic. 2738-61, reads:

"3. The area of the first floor of the structure as proposed, exceeds the 3000 square feet permitted for residential buildings and is contrary to Section C26-254.0 of the Administrative Code."

and

WHEREAS, the applicant states that the proposed building will be 37 feet by 144 feet in area, 2 stories and cellar, 22 feet high, of class 3 construction, located in retail and residence use, D area and Class 1 height district, that the existing building was erected prior to 1916, now used and occupied since 1923: cellar—retail merchandising, storage and boiler room; 1st floor—store for retail merchandising; 2nd floor—two families, substantially in accordance with Certificate of Occupancy #56381 issued June 6, 1929 against Alt. Applic. 2199-29; that the proposed use and occupancy will be: cellar—storage and boiler room; 1st floor—retail department store, 50 persons; mezzanine—office, 5 persons; 2nd floor—two families; that an accompanying zoning application contains additional facts about the premises; and

WHEREAS, the applicant states that the area of the entire 2nd floor, which is the residential portion, is only 2035 square feet and will not be increased in any manner; that the proposed area of the 1st floor will only be 5127 square feet, well under the 14,500 square feet permitted for a commercial building facing two streets; that these premises were formerly two buildings, and as such the area between firewalls on the 2nd floor is only 1018 square feet; that each apartment on the 2nd floor is provided with an individual stairs leading directly to the street and is enclosed with portions of one hour materials, and separated by an eight inch masonry firewall; that it is proposed to discontinue the existing legal selling area in the cellars of the building and use these cellars for storage purposes only, which will improve the exit facilities of the selling area; that the plot

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faces on two city streets and is much shallower in depth than the 200 feet of the usual "through lot" running from street to street; that moreover, there is no point on the site which is further than 77 feet from a street, which facilitates the efforts of the Fire Department in the event of a conflagration; that whereas, these premises are provided with exit facilities above the normal requirements; and the residential portion is small and further divided by a firewall; that the entire building and plot are small in size and front on two city streets; that it is respectfully requested that the Board act to modify the decision of the Borough Superintendent; and

WHEREAS, the premises was inspected by a committee of the Board; and

Resolved, that the decision of the Borough Superintendent, dated October 31, 1961, acting on Alt. Applic. 2738-61, Objection 3, be and it hereby is *modified* and that the appeal be and it hereby is *granted* on condition that all of the requirements of the resolution adopted by the Board this day under Calendar Number 1712-61-BZ shall be complied with and a Certificate of Occupancy obtained.

Adjourned 1:00 P.M.

JAMES P. MULROY, *Secretary*.

REGULAR MEETING

TUESDAY AFTERNOON MAY 1, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

2-58-A

APPLICANT—Robert Gottlieb for Rose Rosen, owner.
SUBJECT—Application for consideration—reopening for extension of term of variance—Appeal from a decision of the Borough Superintendent—re extension of commercial use in frame building; previously granted on condition.
PREMISES AFFECTED—1335 Webster Avenue, west side, 322.49 feet north of East 169th Street, Block 2887, Lot 173, Borough of The Bronx.

APPEARANCES—

For Applicant: Gerald Levy.

ACTION OF BOARD—Appeal reopened and term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 22, 1958, on certain conditions; and

WHEREAS, the term of variance was extended on May 17, 1960; and

WHEREAS, the applicant requested a further extension of the term of variance.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 22, 1958, as *amended* on May 17, 1960, only as to the term of the variance, so that as *amended* this portion of the resolution shall read:

"granted for a term of two years from the date of this *amended* resolution, to permit; that other than as herein *amended* the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained." (Alt. Applic. 1108/57)

86-61-A

APPLICANT—St. James Apartments, Incorporated, owner.
SUBJECT—Application January 30, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 34 subdivision 6 and Section 216 subdivision 3, of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—2456-2460 Seventh Avenue, northwest corner of West 143rd Street, Block 2029, Lot 29, Borough of Manhattan.

APPEARANCES—

For Applicant: Ludwig Hanauer.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 4, 1961 on Alt. Applic. 1682-60, reads:

"A2—The use of 4 rooms in cellar as a janitor's apartment not acceptable. The arrangement is contrary to Section 216 Sub. 3 & Section 34 Sub. 6 of the Multiple Dwelling Law."

and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 1682-60, Objection No. A-2, dated January 4, 1961, be and it hereby is *modified* under the powers vested in the Board by Section 310 of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted*, on condition that the work shall conform with drawings filed with this application dated January 30, 1961, 5 sheets; that all other laws, rules and regulations applicable shall be complied with; that the occupancy in this apartment shall be limited to occupancy by the janitor of the building; and that a Certificate of Occupancy shall be obtained.

175-61-A

APPLICANT—Joseph Keller for Broome Holding Corporation, owner.

SUBJECT—Application February 15, 1961—Appeal from an order of the Fire Commissioner re—Automatic Sprinkler System.

PREMISES AFFECTED—219 Broome Street, south side, 45.4 feet east of Essex Street, Block 351, Lot 11, Borough of Manhattan.

APPEARANCES—

For Applicant: Jacob Grumet.

ACTION OF BOARD—Appeal withdrawn at request of the applicant, without prejudice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

251-61-A

APPLICANT—Joseph Kiell for 10 Warren Street Realty Corporation, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—10 Warren Street, north side, 165 feet ¼ inch west of Broadway, Block 135, Lot 4, Borough of Manhattan.

APPEARANCES—

For Applicant: Joseph Kiell.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0
Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated February 8, 1961 on Violation Order No. 490589, reads:

"1. Provide an approved automatic sprinkler system throughout entire building in 10 Warren Street.

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Chapter C19-161.0 Admin. Code."

and
WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee recommended against the omission of an automatic sprinkler system.

Resolved, that the order of the Fire Commissioner, acting on Violation Order #490589, Objection No. 1, dated February 8, 1961, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

255-61-A

APPLICANT—Robert Teichman for E. C. Fuller Company, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—28 Reade Street, north side, 75 feet 3 inches east of Manhattan Alley, Block 154, Lot 29, Borough of Manhattan.

APPEARANCES—

For Applicant: Robert Teichman and L. J. Purtell.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated February 7, 1961 on Violation Order No. 490816, reads:

"You are hereby ordered to provide an approved automatic sprinkler system throughout the cellar and sub-cellar of premises of 28 Reade Street, by Order of the Fire Commissioner pursuant to authority of Chap. 19.161.0 of the Administrative Code."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee found conditions such that it could not recommend granting and that the automatic sprinkler system should be installed, in accordance with the order in the cellar and sub-cellar.

Resolved, that the Order of the Fire Commissioner, dated February 7, 1961, acting on Violation Order #490816, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

261-61-A

APPLICANT—S. Walter Katz for Squaretop Realty Corporation, owner, Clifton Chemical Company, lessee.

SUBJECT—Application March 6, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—246 Front Street, west side, 131 feet 8 inches south of Dover Street, and 267 Water Street, Block 107, Lots 45 and 34, Borough of Manhattan.

APPEARANCES—

For Applicant: Peter S. Gluck.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated on February 15, 1961 on Violation Order No. 426233, reads:

"1. Provide an approved sprinkler system throughout bldg. including cellar.

Chapter C 19-161.0 A.C."

nd

WHEREAS, the premises was inspected by a Committee of the Board, which recommended granting on certain conditions.

Resolved, that the order of the Fire Commissioner, dated

February 15, 1961, acting on Violation Order #426233, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the present fire escapes shall be put in good condition; that the 24-hour watchman's service now in existence shall be maintained until the building is demolished; that all other laws, rules and regulations applicable shall be complied with; and that there shall be no occupancy except on the first floor.

265-61-A

APPLICANT—Eli Cheson, owner.

SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—49 Crosby Street, east side, 187 feet 3 inches north of Broome Street, Block 482, Lot 5, Borough of Manhattan.

APPEARANCES—

For Applicant: Jules R. Teitler and Eli Cheson.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 31, 1961 on Order No. 349-1, reads:

"1. Install an approved, wet automatic sprinkler system throughout the building having at least one source of water supply, arranged and equipped as per Chapt. 26, Article 16 Adm. Code.—Sec. 280-LL."

and

WHEREAS, the premises was inspected by a committee of the Board and the Committee has recommended granting on certain conditions.

Resolved, that the order of the Fire Commissioner, Violation #479057, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the present non-automatic sprinkler system shall be maintained in good operable condition and that the present automatic fire alarm system shall be maintained with central office connection; that the building shall conform to drawings filed with this application dated February 28, 1961, 7 sheets, and that all other laws, rules and regulations applicable shall be complied with.

301-61-A

APPLICANT—Wm. M. Allison and Company, Incorporated, owner.

SUBJECT—Application March 13, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—162 Water Street, west side, 17 feet 9 inches north of Fletcher Street, Block 70, Lot 42, Borough of Manhattan.

APPEARANCE—

For Applicant: None.

ACTION OF BOARD—Appeal withdrawn at the request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

458-61-A

APPLICANT—Abraham Grossman for The Brook Incorporated, owner.

SUBJECT—Application April 14, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation Section 67 of subd. of the Multiple Dwelling Law re—enclose public hall stairs, etc.

PREMISES AFFECTED—111-113 East 54th Street, north side, 90 feet east of Park Avenue, Block 1309, Lot 5, Borough of Manhattan.

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APPEARANCES—

For Applicant: Abraham Grossman.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated April 6, 1961 on Alt. Applic. 1488-60, reads:

"A4—Stairs from 1st story to cellar at front & rear to be enclosed in fireproof materials with F.P.S.C. doors at top & bottom.

A6—Provide fireproof enclosure for public hall stairs at front as per Sec. 67 Sub. 6 Mul. Dwelling Law.

A7—Public hall stairs at rear located within pantries not acceptable. Contrary to Sec. 67 Sub. 6 Mult. Dwelling Law.

A8—Properly enclose all public hall stairs & provide 2 public stairs that extend from street to roof as per Sec. 67 Sub. 6 M.D.L."

and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated April 6, 1961, acting on Alt. Applic. 1488-60, Objection Nos. A4, A6, A7 and A8, be and it hereby is *modified* under the powers vested in the Board by Section 67, subd. 6 of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted, on condition* that the building shall conform to drawings filed with this appeal dated Feb. 1, 1962, 3 sheets, April 14, 1962, 6 sheets and April 26, 1962, 4 sheets; on further condition that the dumbwaiter doors shall be made self-closing; and that all other laws, rules and regulations applicable shall be complied with.

1074-61-A

APPLICANT—Henry Nordheim for Alnace Corporation, owner.

SUBJECT—Application July 6, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 216 2 e of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—31-41 Park Terrace West, northwest corner of West 214th Street, Block 2243, Lot 90, Borough of Manhattan.

APPEARANCES—

For Applicant: Henry Nordheim.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated June 15, 1961 on Alt. Applic. 483-60, reads:

"A1—Creation of an additional apartment in cellar is contrary to Section 216—2-e of Multiple Dwelling Law."

and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated June 15, 1961 acting on Alt. Applic. 483-60, Objection No. A-1, be and it hereby is *modified* under the powers vested in the Board by Section 310 of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted, on condition* that the building shall conform with drawings filed with this application dated July 6, 1961, 4 sheets; and that all other laws, rules and regulations applicable shall be complied with.

1324-61-A

APPLICANT—George R. Grant for Poirier and McLane Corporation, owner.

SUBJECT—Application August 14, 1961—Appeal from a decision of the Fire Commissioner re—Transportation of Gasoline and Diesel Oil in Tank Trucks in New York City (tanks not in accordance with Fire Department specifications).

APPEARANCES—

For Applicant: James A. Driscoll and Sam Deichman.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0
Negative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the decision of the Fire Commissioner dated July 17, 1961 reads:

"As a result of an inspection of your proposed platform truck to transport gasoline and diesel oil, it was found to be contrary to the specifications for tank trucks (platform) as issued by the Fire Commissioner, and your application for a permit is denied.

It is illegal to transport any gasoline or diesel oil without a permit from the Fire Commissioner.

The proposed use is contrary to Sec. 14-4 of the platform truck specification as promulgated."

and

WHEREAS, the Board has considered this application to modify the order of the Fire Commissioner and finds that the specifications for tank trucks issued by the Fire Commissioner should be complied with, to avoid hazard.

Resolved, that the decision of the Fire Commissioner, dated July 17, 1961, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1711-61-A

APPLICANT—Eustis Dearborn for Harvard Club of New York City, owner.

SUBJECT—Application November 9, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law—for variation of Section 27 of the Multiple Dwelling Law and Appeal from a Decision of the Borough Superintendent re—increase in Height of existing class 3 non-fireproof public building.

PREMISES AFFECTED—27-33 West 44th Street, north side, 351 feet west of Fifth Avenue, 26-36 West 45th Street, Block 1260, Lots 20 and 21 (22), Borough of Manhattan.

APPEARANCES—

For Applicant: J. G. L. Molloy, L. Borsack and E. Dearborn.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 8, 1961 on Alt. Applic. 1330-61, reads:

"2. Increase in height of existing class 3 non fireproof public building contrary to Sect. C26-255.0.b. A.C.

A9. Provide an air intake for new inner court as per Sec. 27 M.D.L. subd. H."

and

WHEREAS, the premises was inspected by a committee of the Board which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated November 8, 1961, acting on Alt. Applic. 1330-61, Objections Nos. 2 and A9, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this appeal, dated November 9, 1961, 26 sheets and February 28,

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1962, 1 sheet; that all other laws, rules and regulations applicable shall be complied with and that a Certificate of Occupancy shall be obtained.

1726-61-A

APPLICANT—Gabriel Nathan for Pom-Lin Realty Corporation, owner.

SUBJECT—Application November 21, 1961—Appeal from a decision of the Borough Superintendent, re—frame building, change in use.

PREMISES AFFECTED—56-01 to 56-11 Rockaway Beach Boulevard, 187-199 Beach 56th Street, southwest corner, Block 15923, Lots 36, 39 and 41, Arverne, Borough of Queens.

APPEARANCES—

For Applicant: Mrs. Gabriel Nathan.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 17, 1961 on Alt. Applic. 645-61, reads:

"1. Proposed change from a dwelling to a storage, warehouse and office use in a frame building is contrary to Sec. 4.1.2 of the building code."

and

WHEREAS, the premises was inspected by a committee of the Board and the committee has recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated November 17, 1961, acting on Alt. Applic. 645-61, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform with drawings filed with this application, dated November 21, 1961, 5 sheets, March 8, 1962, 2 sheets and March 28, 1962, one sheet; that all laws, rules and regulations applicable shall be complied with and that a Certificate of Occupancy shall be obtained.

202-61-A—Vol. II

APPLICANT—Herman E. Horwood for Estate of Robert Hotkins, c/o Albert S. Hotkins.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—Appeal from an order of the Fire Commissioner—re sprinkler system; previously denied.

PREMISES AFFECTED—213-217 Grand Street, south side, 40 feet west of Elizabeth Street, 97 Elizabeth Street, Block 238, Lot 16, Borough of Manhattan.

APPEARANCES—

For Applicant: L. B. Santangelo.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

154-61-A

APPLICANT—Peter A. Canevari for 504 West Broadway Corporation, owner.

SUBJECT—Application February 10, 1961, Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—504 West Broadway, west side, 198 feet north of Houston Street, Block 525, Lot 51, Borough of Manhattan.

APPEARANCES—

For Applicant: Peter A. Canevari.

For Administration: Lieut John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to May 15, 1962, at 2 P.M. for inspection and decision; applicant to submit additional statement as to occupancy in the building.

266-61-A

APPLICANT—Chesebrough Building Company, owner; McClunn and Company, Incorporated, lessee.

SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler system.

PREMISES AFFECTED—26 Whitehall Street, west side, 50 feet southwest of Bridge Street, Block 9, Lot 53, Borough of Manhattan.

APPEARANCES—

For Applicant: Albert R. George and Louis T. Kunkel.

For Administration: Lieut John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to May 15, 1962 at 2 P.M. for inspection and decision; applicant to submit additional drawings.

269-61-A

APPLICANT—Lama, Proskauer and Prober for Mercerway Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order by the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block 474, Lot 29, Borough of Manhattan.

APPEARANCES—

For Applicant: Alfred A. Lama and Harry Gittleson.

For Administration: Lieut John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to May 15, 1962, at 2 P.M. for decision; applicant to submit revised drawings; hearing previously closed.

270-61-A

APPLICANT—Robert Teichman for Thalwein Realty Company, owner.

SUBJECT—Application March 8, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—132 Duane Street, south side, 25 feet 5 inches west of Church Street, Block 146, Lot 22, Borough of Manhattan.

APPEARANCES—

For Applicant: Robert Teichman.

For Administration: Lieut John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to May 15, 1962, at 2 P.M. for revised drawings, inspection and decision; hearing closed.

338-61-A

APPLICANT—Edwin Storch for Yetta Cohen and/or Estate of Sam Cohen, c/o Hyman Cohen, owner.

SUBJECT—Application March 20, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler system.

PREMISES AFFECTED—193 Bowery, east side, 125 feet north of Delancy Street, Block 425, Lot 6, Borough of Manhattan.

APPEARANCES—

For Applicant: Edwin Storch.

For Administration: Lieut John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to May 15, 1962, at 2 P.M. for inspection and decision; hearing closed.

533-61-A

APPLICANT—Saul Goldsmith for Welbilt Corporation, owner.

SUBJECT—Application April 25, 1961—Appeal from a decision of the Borough Superintendent re—Spray booth not of approved type.

PREMISES AFFECTED—56-24 Flushing Avenue, south side, 38.19 feet east of 56th Street, Block 2649, Lot 69, Maspeth, Borough of Queens.

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APPEARANCES—

For Applicant: Saul Goldsmith and William J. McDonald.

ACTION OF BOARD—Laid over to May 22, 1962, at 2 P.M. for decision; applicant to correct condition in the building and notify the Board when it is ready for re-inspection.

872-61-A

APPLICANT—Charles M. Spindler for Samuel Gottlieb, owner.

SUBJECT—Application June 12, 1961—Appeal from a decision of the Borough Superintendent re—wood frame structures, enlargement, chimney.

PREMISES AFFECTED—92-110 Beach 64th Street, east side, 580 feet south of Larkin Avenue, Block 15935, Lots 1 and 16, Arverne, Borough of Queens.

APPEARANCES—

For Applicant: Charles M. Spindler and John F. Fitzsimons.

ACTION OF BOARD—Laid over to May 8, 1962, at 2 P.M. for decision at request of the applicant, to submit additional statement; hearing closed.

987-61-A

APPLICANT—Henry Nordheim for Stephan Sozansky, owner.

SUBJECT—Application June 27, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variance of Section 216, subd. 2a, 2c and 2e of the Multiple Dwelling Law re—height and minimum dimensions of yard or courts.

PREMISES AFFECTED—1864 White Plains Road, east side, 119.82 feet south of Rhinelander Avenue, Block 4050, Lot 34, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

ACTION OF BOARD—Laid over to May 15, 1962, at 2 P.M. for inspection and decision; hearing closed.

1056-61-A

APPLICANT—Henry Nordheim for Nikola Braut, owner.

SUBJECT—Application July 6, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variance of Section 34 subd. 6 of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—1109 White Plains Road, west side, 82.39 feet north of Watson Avenue, Block 3758, Lot 54, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

ACTION OF BOARD—Laid over to May 15, 1962, at 2 P.M. for inspection and decision; hearing closed.

1554-61-A

APPLICANT—Vito P. Battista for Grazia Sgarlato, owner.

SUBJECT—Application October 10, 1961—Filed pursuant to Section 36 Par. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—250 St. Johns Avenue, southwest corner of Wagner Street, Block 3006, Lot 6, Rosebank, Borough of Richmond.

APPEARANCES—

For Applicant: Vincent Pellerino.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

137-62-A

APPLICANT—Paul Gilbert for Oliver W. Holmes, owner.

SUBJECT—Application January 23, 1962—Appeal from a decision of the Borough Superintendent re—storage of liquefied Chlorine etc.

PREMISES AFFECTED—1507-1565 Albany Avenue, east side, 115 feet south of Farragut Road, Block 5016, Lot 13, Borough of Brooklyn.

APPEARANCES—

For Applicant: Paul D. Gilbert, Oliver W. Holmes, George C. Bird and Philip C. Lindenauer.

ACTION OF BOARD—Laid over to May 15, 1962, at 2 P.M. for inspection and decision; applicant to obtain new decision from Borough Superintendent; hearing closed.

179-62-A

APPLICANT—Louis Shulman for East Side House, owner.

SUBJECT—Application February 16, 1962—Appeal from a decision of the Borough Superintendent, re—Class 3 building, private school.

PREMISES AFFECTED—540 East 76th Street, southeast corner of Franklin Roosevelt Drive, Block 1487, Lot 30, Borough of Manhattan.

APPEARANCES—

For Applicant: Louis Shulman.

ACTION OF BOARD—Laid over to May 15, 1962, at 2 P.M. for inspection and decision; applicant to submit additional drawing; hearing closed.

1180-38-BZ—Vol. II

APPLICANT—Morice Haymes and Company, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired April 11, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a business use district, the reconstruction of three adjoining brick buildings formerly used as stores, factory, church and dwelling to a gasoline service station with accessory uses including minor repair with hand tools only to be used in conjunction with a parking area located at the rear of the premises.

PREMISES AFFECTED—1215-1223 Prospect Avenue, west side, 156.43 feet south of Home Street, Block 2680, Lots 45, 50 and 54, Borough of The Bronx.

APPEARANCES—

For Applicant: Victor E. Block.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. II, on December 16, 1958, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on April 11, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 16, 1958, as *amended* through April 11, 1961 only as to the time to obtain permits and complete the work so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 535/57)

615-47-BZ—Vol. II

APPLICANT—Burke and Groh for Springfield Development Company, Incorporated, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the construction and use of a wading and

MINUTES

swimming pool and the accessory use of a recreational area, a one-story locker room and snack bar building for the use of tenants only.

PREMISES AFFECTED—64-23 to 64-45 Springfield Boulevard, north side, corner of 64th Avenue, Block 7656, Lot 2, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Marvin Natiss.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on September 26, 1961, on certain conditions; and

WHEREAS, the resolution was amended on November 28, 1961; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on September 26, 1961, as amended through November 28, 1961, by adding thereto:

"that the locker rooms, snack bar, wading pool and children's play area may be redesigned, rearranged and constructed substantially as shown on revised drawing of proposed conditions marked 'Received April 20, 1962,' one sheet, *on condition* that the new structure shall be of masonry construction and not more than one story in height above the grade of the interior of the lot at the swimming pool, and that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Alt. 1743/60)

124-49-BZ—Vol. II

APPLICANT—Carl H. Salminen for MacGrotty Chevrolet, Inc., owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7f, 7i and 21 of the Zoning Resolution, permitting in a retail use district, the erection and maintenance of an extension to existing structure, maintaining present uses of show room, service, office, storage and parts department and to add the use of storage of parts, body shop, welding and acetylene and oxygen, machine room, painting, spraying and under coating with storage of paints and permitting the storage of new and used cars waiting to be serviced and the parking of cars on the roof.

PREMISES AFFECTED—137-80 Northern Boulevard, southwest corner of Union Street, Block 4977, Lot 52, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Carl H. Salminen.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on January 25, 1955, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on June 6, 1961; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 10, 1949, as *amended* through June 6, 1961, by adding thereto:

"that the parking of motor vehicles on the roof may be omitted; and that in view of the widening of Union Street, the building may be redesigned, rearranged, con-

structed and used substantially as shown on revised drawings marked 'Received April 3, 1962', 5 sheets, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Alt. 2877/53)

192-53-BZ—Vol. II

APPLICANT—Gulf Oil Corporation for Tremarco Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired April 4, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a residence use district, the erection and maintenance of a gasoline service station, accessory car washing and the parking of cars awaiting service.

PREMISES AFFECTED—1102-1110 Metcalf Avenue and 1661-1669 Watson Avenue, northeast corner, Block 3747, Lot 88, Borough of The Bronx.

APPEARANCES—

For Applicant: Joseph B. Lynch.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. II, on January 29, 1957, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on April 4, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on January 29, 1957, as *amended* through April 4, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." N B 994/56)

112-59-BZ

APPLICANT—Henry C. Brucker for William Graf and Margaret Golub, owners, doing business as Wexford Knitting Mills.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously denied, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the conversion of a two-story club house into a knitting mill with the factory extended into the residence portion of the plot and exceeding the 5% of floor area permitted for manufacturing purposes in a retail district; reopened, restored to docket, order of the Court, and granted on condition.

PREMISES AFFECTED—66-79 Forest Avenue and 59-01 Putnam Avenue, northeast corner, Block 3501, Lot 1, Ridgewood, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

ACTION OF BOARD—Application for request to reopen for consideration as to amendment of the resolution denied.

THE VOTE—

Affirmative 0

Negative; Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

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24-61-BZ

APPLICANT—Ingram S. Carner for San Filippo and San Fillippo, d/b/a: Long Island Baking Company, owner.
SUBJECT—Application for consideration—reopening for extension of time to complete which expired May 2, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, to permit in an unrestricted use, D area district, the erection of a one story extension and a two story extension, to an existing one story building exceeding the permitted area coverage in a D area district.
PREMISES AFFECTED—63-02 to 63-08 69th Place, 69-34 Juniper Boulevard South, southwest corner, Block 3025, Lot 20, Middle Village, Borough of Queens.

APPEARANCES—

For Applicant: Ingram S. Carner.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 2, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 2, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within 1 year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained."
(Alt. 2616/60)

313-61-BZ

APPLICANT—Lama, Proskauer and Prober for Traban Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a local retail use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, car washing, non-automatic, utility room, office, sales, ground sign, sign above first floor ceiling and parking and storage of motor vehicles on the unbuilt upon portion of the plot for a term of twenty-five (25) years.

PREMISES AFFECTED—577-587 Marcy Avenue, 826-832 Myrtle Avenue, southeast corner, Block 1755, Lots 5, 6, 8, 9 and 10, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on July 18, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 18, 1961, by adding thereto:

"that in the event the owner desires to construct one 4-pump island facing Marcy Avenue in lieu of the two 2-pump islands heretofore permitted, such change shall be permitted as shown on revised drawing of proposed conditions, marked 'Received March 30, 1962',

one sheet, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 97/61)

1257-61-BZ

APPLICANT—Lama, Proskauer and Prober for William H. Ludwig Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a business use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, non-automatic car wash, office, and sales, storage room and the parking and storage of motor vehicles awaiting service with a ground sign for a temporary term of twenty years.

PREMISES AFFECTED—1193-1197 Myrtle Avenue, 652-662 Bushwick Avenue, northwest corner, Block 3182, Lots 1, 2 and 3, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on December 5, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 5, 1961, by adding thereto:

"that the gasoline service station may be redesigned, rearranged and constructed substantially as shown on revised drawing of proposed conditions marked 'Received March 30, 1962,' 1 sheet, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. App. 1527/61)

633-56-BZ

APPLICANT—De Rose and Cavalieri for Coscia Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five (5) motor vehicles for a stated term of ten (10) years.

PREMISES AFFECTED—60-64 East 122nd Street, south side, 183 feet east of Madison Avenue, Block 1747, Lot 65, Borough of Manhattan.

APPEARANCES—

For Applicant: George Cavalieri.

ACTION OF BOARD—Application reopened and set for hearing on May 29, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

78-59-BZ

APPLICANT—De Rose and Cavalieri for Gerosa-Paladino Holding Corp., owner.

MINUTES

SUBJECT—Application for consideration—reopening for amendment—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, to permit the erection of a one-story commercial building, which would be partly in a residence use district and partly in a business use district, and accessory parking space in a residence use district.

PREMISES AFFECTED—1241-1249 Randall Avenue, 500-628 Barretto Street, northeast corner and 615 Manida Street, Block 2765, Lots 227, 232, 236, 237, 238, 240 and 244, Borough of The Bronx.

APPEARANCES—

For Applicant: George Cavalieri.

ACTION OF BOARD—Request to reopen and amend the resolution for change in use *withdrawn* at the request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

593-60-BZ—Vol. II

APPLICANT—Burke and Groh for John Anzalone, owner.

SUBJECT—Application reopened March 14, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the installation of a new concrete loader, gas tanks and pumps for the owner's use as masonry storage shed, metal garage and mechanical concrete loader for the sale of ready mixed concrete previously granted by the Board.

PREMISES AFFECTED—111-59 to 111-69 44th Avenue, north side, 225-33 feet west of 114th Street, Block 2016, Lots 62, 63, 64 and 65, Corona, Borough of Queens.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application withdrawn at the request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

1448-61-BZ

APPLICANT—Charles A. Buckley, Jr. for The Louis Calder Foundation, Louis Calder, Jr., Trustee, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a retail and residence use district the reconstruction of an existing gasoline service station providing the accessory uses of lubricatorium, car washing, storage room, office and sales, motor vehicles repairs and the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—688 Gunhill Road, southwest corner, White Plains Road, Block 4628, Lot 28, (formerly part of Lot 25), Borough of The Bronx.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application withdrawn at the request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

845-60-BZ

APPLICANT—John T. Briggs for 43 West 47th Street, owner.

SUBJECT—Application November 21, 1960—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a retail use district in an existing five story building, the manufacture of jewelry and the developing, printing and mounting of photographs, the space devoted to manufacturing exceeds twenty-five (25) percent of floor area.

PREMISES AFFECTED—43 West 47th Street, north side, 600 west of 5th Avenue, Block 1263, Lot 12, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application dismissed for lack of prosecution by the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

846-60-A

APPLICANT—John T. Briggs for 43 West 47th Street, Incorporated, owner.

SUBJECT—Application November 21, 1960—Appeal from a decision of the Borough Superintendent re—class 3 construction, factory, building over 4 stories.

PREMISES AFFECTED—43 West 47th Street, north side, 600 feet west of 5th Avenue, Block 1263, Lot 12, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal dismissed for lack of prosecution by the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

Adjourned 3:50 P.M.

JAMES P. MULROY, *Secretary*.

RULES

Fire Drill Rules, Adopted by the Board of Standards and Appeals, October 5, 1923

(593-23-SR)

DEFINITION OF "FIRE DRILL"

The method and practice of the systematic and orderly vacating of a building by its occupants in case of emergency, panic or fire in the least possible time—by the nearest safe means of exit—and the use of fire appliances which shall be provided for the extinguishing or retarding of fire and the safeguarding of human life.

Rule 1.

In all buildings as defined in Article 1, Section 10 of the Labor Law in which fire drills are required pursuant to Section 279 thereof and in any other building in which such drills are required by the Fire Commissioner pursuant to the power conferred in section 491 of the New York City Charter, it shall be the duty of the owners, lessees or tenants to conduct fire drills monthly and at such other times as the Fire Commissioner may direct.

For the purpose of conducting such fire drills the owner or tenants shall appoint from among their employees such responsible and dependable persons, male or female, who shall efficiently perform the duties of the various positions of the fire drill organization, as specified on the accompanying chart.

It shall be the duty of the owner or tenant to enter in the blank spaces provided for that purpose in said chart the names of persons so selected and post said chart and copies of the rules in a conspicuous place.

FIRE DRILL ORGANIZATION

Premises
Name of concern.....
Building No.Story.....

FOREMAN OR PERSON IN CHARGE

Regular Substitute

WATCHMAN

.....
.....

MALE SEARCHER

.....

FEMALE SEARCHER

.....

STREET ALARM BOX RUNNER

.....

FIRE BRIGADE

.....
.....
.....

EXIT GUARDS

..... Exit.....
..... "
..... "

..... "
..... "

Squad Monitors

..... Squad No. 1.....
..... " " 2.....
..... " " 3.....
..... " " 4.....
..... " " 5.....
..... " " 6.....

Rule 2. Duties of Foreman.

The Foreman or Person in Charge shall direct, enforce and have full charge of the "Fire Drill" in every factory on each floor. Each day before work is begun he shall see that extinguishers, fire hose, fire buckets, etc., are in readiness for use, exit doors are unlocked, aisles are free from obstruction, that stairways, halls, etc., are properly lighted, and shall remedy any dangerous condition found to exist. Immediately after work is commenced he shall check up the Fire Drill Organization list and note if the regularly assigned persons are present; if any are found to be absent, he shall assign other employees (if practicable) to perform their duties.

He shall immediately notify new employees of the existence of the Fire Drill Organization and give them the necessary instructions as to the duties they are to perform, etc.

He shall be familiar with the operation and location of the interior alarm signal box on his floor.

He shall listen for the test signal each morning at the appointed hour and in the event of the test signal not being heard he shall communicate with the superintendent or other person in charge of the building and advise him of the fact. The (Floor Captain's) Foreman's orders are final as to the carrying out of the fire drill on his particular floor.

Rule 3. Duties of Watchmen.

The WATCHMEN shall see that all doors and windows are closed so as to prevent the spread of fire. The WATCHMEN shall be the only persons permitted to remain on the floor during the progress of a fire drill and do so at their own risk. For ordinary purposes only one watchman and a substitute shall be designated. In special cases, however, extra watchmen may be assigned by consent in writing from Fire Commissioner.

Rule 4. Duties of Searchers.

The MALE AND FEMALE SEARCHERS shall search all toilets, dressing rooms and emergency rooms used and frequented by their sex and all other portions of the floor and order all persons, except those authorized to remain, to leave the premises. They are to take care of and assist all persons who may faint or be disabled.

SEARCHERS shall leave the floor immediately after the last squad leaves.

Rule 5. Duties of Street Alarm Box Runner.

The STREET-ALARM-BOX-RUNNER shall be familiar with the location of the nearest city fire alarm box and know how it is operated.

In ordinary practice fire drills the STREET-ALARM-BOX-RUNNER shall report to the Foreman for orders, and if his services are not required he shall promptly file

RULES

out of the premises with the other occupants.

Only when a fire actually occurs on his floor, or when ordered to do so by the Foreman, shall the STREET-ALARM-BOX-RUNNER proceed to the street alarm box and send in the fire alarm.

Rule 6. Duties of Fire Brigade.

The fire brigade shall have full charge of the operation of all auxiliary fire fighting apparatus and shall endeavor to extinguish, or at least hold in check until the arrival of the Fire Department, any fire that may occur. When it is necessary for the fire brigade to respond to different floors in the building they shall not use the stairways or fire escapes while the occupants are escaping from the premises.

Rule 7. Duties of Exit Guards.

The EXIT GUARDS shall station themselves at all exit doors leading to fire escapes, stairways, and other means of escape immediately upon the sounding of the alarm. There shall be two guards for each exit, if practicable; one to stand in the hallway holding back the door and the other directly inside on the floor. They are to keep the exit doors open and direct the movements of the persons using these exits and prevent congestion.

EXIT GUARDS shall remain at their stations until all of the occupants of the building have passed their station. Then close their doors and pass out of the building. Upon signal for the occupants to return, EXIT GUARDS shall take their designated stations and remain there until all persons have returned to their respective floors.

Rule 8. Duties of Squad Monitors.

The SQUAD MONITORS, as soon as the alarm is sounded, shall see that the employees under their charge quickly form into line, two abreast, and numbering not more than thirty to each squad. They shall see that all aisles and passageways are cleared of obstructions.

Note: Chairs, stools, baskets, etc., should be pushed under or placed on top of work benches.

MONITORS shall proceed at the head of their respective squads to the exit assigned, and then march up or down the stairs or to other exits as directed by the EXIT GUARDS.

On reaching the sidewalk MONITORS shall keep their squads in order and lead them a reasonable distance from the building, so as not to cause congestion and interference with fire apparatus. When the proper signal is given they shall return to their respective floors at head of their squads.

MONITORS will at all times see that those under their charge conduct themselves in a respectable and orderly manner.

Rule 9. Holding of Drills.

FIRE DRILLS shall be held at least once each month at varied hours of the day, and all of the occupants shall participate therein simultaneously. Such drills shall conduct all occupants to a place of safety.

Where dual operation interior fire alarm systems are installed as permitted under Rule 10.1 of the interior fire alarm rules of the Board of Standards and Appeals, the fire drill conducted each month shall include all of the persons on the premises engaged at work for a factory, and drills shall be conducted at least twice, each year in which all of the persons on the premises shall participate simultaneously.

Rule 10. Duties of Owner.

It shall be the duty of the OWNER, LESSEE OR TENANT OF THE BUILDING or his authorized agent or their representatives to personally observe that the "Fire Drill" is held simultaneously on every floor of the building and the participation therein of every occupant of such building. Any FIRE DRILL in which all of the occupants do not participate shall not be considered as complying with the LAW, except as otherwise provided in these rules.

The person or persons representing the OWNERS, LESSEE OR TENANT, who supervises the FIRE DRILL at the building shall submit to an examination by the Division of Fire Prevention as to their experience and general fitness for such duties, and shall be so certified in writing by the FIRE COMMISSIONER.

It shall be the duty of the ENGINEER, SUPERINTENDENT or other PERSON IN CHARGE, of a building having an interior fire alarm system to test such system daily, immediately after the beginning of business, and to see that all apparatus operated by springs, requiring winding are rewound after each alarm and kept in normal condition for operation.

Rule 11. Duties of Engineer.

Whenever it is necessary to test the fire alarm system at any other time of the day, owing to repairs, etc., being made, the PERSON IN CHARGE OF BUILDING will first notify all Foremen of the several floors of the intended test and likewise notify them when the repairs, etc. are completed. This precaution is taken to prevent confusion and excitement, also misunderstanding of the alarm signals.

It shall also be the duty of the PERSON IN CHARGE OF BUILDING to sound the interior alarm system at irregular intervals, but not less than once each calendar month, for the purpose of holding practice fire drills. He shall keep on the premises a record of such drills, showing the date when held and the required time for all occupants to reach the street or a point of safety outside the building.

The PERSON IN CHARGE OF BUILDING must immediately acquaint new tenants of the existence of the "Fire Drill" Organization and its purport.

Rule 12. Registration.

The name and address of every person, corporation or co-partnership, that will, under professional service, carry on the trade, business or calling of establishing, maintaining or supervising the "Fire Drill" shall be registered in the Fire Department, which Department shall, upon evidence of fitness, grant a certificate to that effect.

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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps **NOT ACCEPTABLE**.

BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

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DIRECTORY

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OFFICE—80 Lafayette Street, 9th Floor, Manhattan, New York 13, N. Y.

TELEPHONE—WOrth 4-5656, Extensions 500 through 516.

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COURT DECISION

Matter of Triborough Bridge and Tunnel Authority vs. Foley:—On December 22, 1961, the Board granted an appeal which modified the decision of the Borough Superintendent which required an easement from the Authority to qualify the plot as a corner lot; Calendar Number 951-61-A; Premises 221-235 East 36th Street, north side, 185 feet west of 2nd Avenue, Block 917, Lots 16-20, Borough of Manhattan.

At Supreme Court, Special Term, Part I, Mr. Justice Hecht rendered the following decision:

"Petitioner's application for a restraining order is denied; the order of certiorari is vacated, the petition dismissed, and the determination of the Board of Standards and Appeals affirmed." (N. Y. Law Journal, May 10, 1962, page 15)

NOTICE TO APPELLANTS AND APPLICANTS

No appeal or application will be entertained in connection with which court proceedings are pending or in progress, unless exception is granted by the chairman, nor accepted which is not filed within thirty days from the date of the action of the Administrative Official.

Any communication purporting to be an appeal or application shall be regarded as a mere notice of intention to seek relief until it is filed on the form required by the rules of this board.

Upon receipt of any such communication the writer will be supplied with the official forms for presenting his appeal or application.

At the time of filing an appeal or application, the appellant or applicant shall forward a signed notice of appeal addressed to the Administrative Official either Borough Superintendent of Buildings or Fire Commissioner and file with this board a duplicate of said notice.

Appellants and applicants are advised that their plans must indicate the points of the compass so as to establish the true location and position of the property, the subject of the appeal or application.

Appeals and applications will be simplified and their disposition expedited by conforming to these directions.

MAX H FOLEY, Chairman.

61-A, 584-61-A, 673-61-A, 872-61-A, 1322-61-A, 1432-61-A, 59-62-A, 60-62-A, 61-62-A, 64-62-A, 65-62-A, 66-62-A, 67-62-A, 992-38-BZ—Vol. II, 871-49-BZ—Vol. IV, 722-52-BZ—Vol. III, 846-52-BZ, 782-56-BZ—Vol. II, 737-58-BZ, 897-60-BZ, 381-27-BZ—Vol. IV, 803-51-BZ and 733-56-BZ.
Fire Drill Rules.

CALENDAR

DOCKET.

New Cases filed up to May 8, 1962.

Cal. No. Dept. Premises Affected

363-62-A—B.R.—110 Nevada Avenue, west side, 924.12 feet north of Willowbrook Parkway, Block 952, Lot 147, Egbertville, Borough of Richmond, N.B. 299-60, re—building not fronting on legal street.

364-62-A—B.R.—118 Glenwood Avenue, south side, 180 feet west of Grand Avenue, Block 605, Lot 31, Sunnyside, Borough of Richmond, N.B. 257-62, re—building not fronting on legal street.

365-62-SA—General Electric, self contained air conditioners, various models, manufactured by General Electric Co., Appliance.

366-62-SA—Dravo Directflo Heaters, (introduce tempered make up air to buildings), manufactured by Dravo Corporation, Appliance.

367-62-A—F.D.—Permit to package combustible mixture, F.D. Folder No. 122-3024, Desk 31-A.

368-62-SA—Anhydrous Ammonia Gas System (develop sensitized [Diaz Coated] paper), manufactured by Paragon Revolute, Division of Charles Bruning Company, Appliance.

369-62-A—B.Q.—117-02 Curzon Road, southeast corner 117th Street, Block 3321, Lot 133, Ozone Park, Borough of Queens, N.B. 84-62, re—building not fronting on legal street.

370-62-A—B.Q.—117-04 Curzon Road, south side, 22 feet east of 117th Street, Block 3321, Lot 134, Ozone Park, Borough of Queens, N.B. 85-62, re—building not fronting on legal street.

371-62-A—B.Q.—117-06 Curzon Road, south side, 44 feet east of 117th Street, Block 3321, Lot 135, Ozone Park, Borough of Queens, N.B. 86-62, re—building not fronting on legal street.

372-62-A—B.Q.—117-08 Curzon Road, south side, 66 feet east of 117th Street, Block 3321, Lot 136, Ozone Park, Borough of Queens, N.B. 87-62, re—building not facing legal street.

373-62-A—B.Q.—117-10 Curzon Road, south side, 88 feet east of 117th Street, Block 3321, Lot 137, Ozone Park, Borough of Queens, N.B. 88-62, re—building not facing legal street.

374-62-SM—Haskelite Mineral Core B Label One-Hour Fire Door, for use in closing Type B opening, manufactured by Haskelite Division of Evans Products Company, Material.

375-62-A—F.D.—1295 Madison Avenue, northeast corner East 92nd Street, Block 1504, Lot 20, Borough of Manhattan, F.D. Order No. 681-2, re—sprinkler system.

376-62-A—B.R.—229 Auburn Avenue, northwest corner Woodbine Avenue, Block 1506, Lot 1, Westerleigh, Borough of Richmond, N.B. 90-62, re—building not fronting on legal street.

377-62-A—B.M.—536-538 West 51st Street, south side, 300 feet east of Eleventh Avenue, Block 1079, Lot 51, Borough of Manhattan, Alt. 2439-61, re—egress.

378-62-A—B.M.—177 East 71st Street, north side, 170 feet west of Third Avenue, Block 1406, Lot 30, Borough of Manhattan, Alt. 2194-61, re—change in use from two family residence to residence and office, Class 3, non-fireproof building.

379-62-A—F.D.—Folder No. 122-448, re—Shell Windshield Cleaner concentrate (Flammable Mixture) in 1 quart polyethylene bottles, not in conformity with Administrative Code of New York City.

380-62-SM—Wal-Flex, (wall covering), manufactured by R.C.A. Rubber Company, Material.

381-62-A—F.D.—263-89 Grand Central Parkway, south side, 1600 feet east of Little Neck Parkway, Block 8489, Lot 1, Glen Oaks, Borough of Queens, F.D. Order No. 5224-1, re—liquid chlorine storage at pool.

382-62-A—F.D.—97 Chambers Street, north side, 25 feet 2½ inches east of Church Street, Block 149, Lot 12, Borough of Manhattan, F.D. Violation Order No. 494031, re—sprinkler system.

383-62-SM—Universal Waterproofing Corporation, (interior and exterior waterproofing), manufactured by Uni-Seal Products, Material.

384-62-BZ—B.M.—120-140 West 106th Street, south side, 195 feet east of Amsterdam Avenue, Block 1860, Lot (Official) 20, Former Lots 20, 25, 55, 118 and 119, Borough of Manhattan, Alt. 1192-61, re—proposed extension to existing structure; R-7-2 and C1-5 districts.

385-62-A—B.M.—120-140 West 106th Street, south side, 195 feet east of Amsterdam Avenue, Block 1860, Lot (Official) 20, Former Lots 20, 25, 55, 118 and 119, Borough of Manhattan, Alt. 1192-61, re—Zoning Matter.

386-62-BZ—B.Bx.—3200 Brunner Avenue and 1825 Burke Avenue, northeast corner, Block 4756, Lots 39 and 49, Borough of The Bronx, Alt. 34-62, re—proposed parking lot, R-5 use district.

387-62-BZ—B.B.—461 Decatur Street, north side, 270 feet east of Patchen Avenue, Block 1678, Lot 84, Borough of Brooklyn, Alt. 1978-61, re—proposed extension Class 3 building; egress.

388-62-BZ—B.Bx.—1345 Grand Concourse, northwest corner Marcy Place, Block 2840, Lot 65, Borough of The Bronx, Alt. 84-62, re—proposed enlargement of existing church, R-8 district.

Restored to Docket

803-51-BZ—B.Q.—227-03 Northern Boulevard, northeast corner of 227th Street, Block 6333, Lot 1, Bayside, Borough of Queens, Alt. 2661-51, reopened for consideration as to extension of term of variance, re—miniature golf course—local retail and residence use districts.

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381-27-BZ—Vol. IV—B.Q.—88-09 Roosevelt Avenue, north side, from 88th to 89th Streets, Block 1476, Lot 34, Elmhurst, Borough of Queens, Alt. 129-56, reopened for consideration, re—use of premises as a public garage, etc.—business and residence use districts.

733-56-BZ—B.Bx.—283 East 164th Street, northwest corner of College Avenue, Block 2432, Lot 19, Borough of The Bronx, Alt. 797-56, reopened for consideration as to extension of term of variance, re—parking and storage of motor vehicles—residence use district.

482-54-A—Vol. II—B.M.—195 William Street, west side, 103 feet 9½ inches south of Frankfort Street, cellar and 5th floor, Block 102, Lot 12, Borough of Manhattan, Amendment to Alt. 941-61, re—omission of engineers exit from cellar; omission of skylight.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

RULES

Last Publication

Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier, Rules..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of.	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime)...	Aug. 3, 1937—Vol. 22, No. 31
Coin-Operated Dry Cleaning Establishments, Rules Covering ..	Mar. 29, 1962—Vol. 47, No. 13
Dry Cleaning Establishments Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior).....	April 15, 1958.
Fire Drill Rules	May 17, 1962—Vol. 47, No. 20
Fire Resistive, Flameproof Materials, etc., Rules for Testing of	Feb. 1, 1962—Vol. 47, No. 5
Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	June 30, 1960—Vol. 45, No. 26
Fireproof Wood, Testing of	Apr. 13, 1937—Vol. 22, No. 15
Gas Shut-Off Rules	Apr. 7, 1925—Vol. 10, No. 14
Hatchway Protection	June 5, 1928—Vol. 13, No. 23
Insulating Fibre Board Rules	Mar. 25, 1952—Vol. 37, No. 13A
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Feb. 11, 1947—Vol. 32, No. 6
Oil Burner Rules	June 25, 1959—Vol. 44, No. 25
Opening Protective Assemblies, Rules for Inspection of	May 27, 1954.
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules	Aug. 3, 1937—Vol. 22, No. 31
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply)	Nov. 13, 1956.
Procedure, Rules of	Oct. 8, 1959—Vol. 44, No. 40
Smoking in Factories, Rules for..	Feb. 22, 1962—Vol. 47, No. 8
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	Apr. 5, 1962—Vol. 47, No. 14
Sprinkler, Rules	June 29, 1937—Vol. 22, No. 26
Standpipe Fireline Rules	June 8, 1937—Vol. 22, No. 23
Structural Alterations, Reporting.	June 7, 1932—Vol. 17, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code)...	Sept. 3, 1946—Vol. 31, No. 36
Zoning Resolution, Rule to Supplement Section 19-A—	July 11, 1958.

MAY 22, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, May 22, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1136-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e), 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—168-05 to 168-15 144th Drive, northeast corner of 168th Street, Block 13274, Lot 184, Rosedale, Borough of Queens.

Laid over from April 10, 1962 to May 22, 1962, at request of applicant; applicant to send out twenty day notices, and to submit corrected papers.

1767-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—168-05 to 168-15 144th Drive, northeast corner of 168th Street, Block 13274, Lot 184, Rosedale, Borough of Queens.

1137-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e), 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-20 to 144-40 175th Street, west side, 100 feet north of 144th Drive, Block 13274, Lot 237, Rosedale, Borough of Queens.

Laid over from April 10, 1962 to May 22, 1962, at request of applicant; applicant to send out twenty day notices, and to submit corrected papers.

1768-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—144-30 to 144-40 175th Street, west side, 100 feet north of 144th Drive, Block 13274, Lot 237, Rosedale, Borough of Queens.

1138-61-BZ

APPLICANT—Burke and Groh for Queens F and J Realty Incorporated, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e), 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the

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required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-60 to 144-70 176th Street, southwest corner, 144th Drive, Block 13287, Lot 2, Rosedale, Borough of Queens.

Laid over from April 10, 1962 to May 22, 1962, at request of applicant; applicant to send out twenty day notices, and to submit corrected papers.

1769-61-A

APPLICANT—Burke and Groh for Queens F and J Realty Inc., owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for Variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of Yard or courts.

PREMISES AFFECTED—144-60 to 144-70 176th Street, southwest corner, 144th Drive, Block 13287, Lot 2, Rosedale, Borough of Queens.

1139-61-BZ

APPLICANT—Burke and Groh for Queens F and J Realty Incorporated, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e), 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setbacks, does not provide the required number of parking spaces and exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-61, 144-71 and 144-81 176th Street, southeast corner of mapped 144th Drive, Block 13288, Lot 33, Rosedale, Borough of Queens.

Laid over from April 10, 1962 to May 22, 1962, at request of applicant; applicant to send out twenty day notices, and to submit corrected papers.

1770-61-A

APPLICANT—Burke and Groh for Queens F and J Realty Inc., owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yards and courts.

PREMISES AFFECTED—144-61 to 144-81 176th Street, southeast corner of mapped 144th Drive, Block 13288, Lot 33, Rosedale, Borough of Queens.

1766-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use E-1 area Class ½ height district, the erection of a six story and cellar office building with an off street loading berth that exceeds the permitted area coverage, encroaches on the required setback and side yards has excessive floor area and exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—168-14 South Conduit Avenue, southwest corner of 175th Street, Block 13274, Lot 207, Rosedale, Borough of Queens.

Laid over from May 1, 1962, to May 22, 1962, for hearing at the request of an objector.

374-16-BZ—Vol. IV

APPLICANT—Lama, Proskauer and Prober for Dominick Service Station, owner.

SUBJECT—Application reopened February 14, 1962 as Volume IV—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, at an existing gasoline service station and public garage previously granted by the

Board, the extension of the uses to include motor vehicle repairs, body and fender work and incidental painting and spraying.

PREMISES AFFECTED—1664-1670 Fulton Street, south side, 363 feet east of Troy Avenue, Block 1700, Lot 26, Borough of Brooklyn.

693-29-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for J. P. and H. A. Whelan, owners; Whelan's Garage, Incorporated, lessee.

SUBJECT—Application reopened January 30, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, the extension of the existing uses of storage garage, boiler room and parking lot for more than five motor vehicles to include minor motor vehicle repairs with hand tools only.

PREMISES AFFECTED—3129 Bailey Avenue, west side, 106-04 feet south of west 233rd Street, Block 3267, Lots 35, 36, 50 and 54, Borough of the Bronx.

1539-61-BZ

APPLICANT—Simeon Heller and George J. Meltzer for William Steinbeck, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7c, 7A and 21 of the Zoning Resolution, to permit in a retail and residence use D and E area district, the erection of a one story and cellar extension to an existing restaurant, bar and cabaret with a dwelling on the second floor, the open area extending into the residence district is to be used for accessory parking and has business entrances and exits within 75 feet of a residence use district.

PREMISES AFFECTED—81-01 to 81-05 Myrtle Avenue, north side, from 81st Street to 82nd Street, 78-45 to 78-59 81st Street, 78-72 to 78-84 82nd Street, Block 3832, Lot 1, Glendale, Borough of Queens.

1540-61-A

APPLICANT—Simeon Heller and George J. Meltzer for William Steinbeck, owner.

SUBJECT—Application October 6, 1961—Appeal from a decision of the Borough Superintendent re—frame build, extension, stairs.

PREMISES AFFECTED—81-01 to 81-05 Myrtle Avenue, north side, from 81st Street to 82nd Street, 78-45 to 78-59 81st Street, 78-72 to 78-84 82nd Street, Block 3832, Lot 1, Glendale, Borough of Queens.

1681-61-BZ

APPLICANT—Samuel Garnett for Henderson Mathews, owner; South View Service Station, Incorporated, lessee.

SUBJECT—Application November 13, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, auto repair shop and five car garage the erection of a one story extension to the existing shop building to enclose the existing uses.

PREMISES AFFECTED—29-37 7th Avenue South, east side, 9 feet, 10½ inches north of Bedford Street, Block 586, Lot 45, Borough of Manhattan.

1775-61-BZ

APPLICANT—George J. Regan for Steve Zedlovich, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a two story and basement two family dwelling that encroaches on the required setbacks.

PREMISES AFFECTED—21-32 150th Street, northwest corner of 22nd Avenue, Block 4672, Lot 33, Whitestone, Borough of Queens.

1779-61-BZ

APPLICANT—Lama, Proskauer and Prober for Anmac Holding Corporation, owner.

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SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a manufacturing and residence use district the extension of use of lubritorium, storage garage for more than five cars, office, storage and parking for more than five cars (owners' taxis) into a residence use district.

PREMISES AFFECTED—1876-1906 (1882-1888 official) Atlantic Avenue, south side, 100 feet east of Rochester Avenue, 1869-1875 Pacific Street, Block 1338, Lot 17, Borough of Brooklyn.

1780-61-BZ

APPLICANT—Lama, Proskauer and Prober for North Queens Realty Company Incorporated, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Sections 7a, 7e and 21 of the Zoning Resolution, to permit in a residence use "D" area a one story extension to a frame building, exceeding area coverage, for use as a real estate office in a residence "D" area district.

PREMISES AFFECTED—46-98 192nd Street, 46-98 Hollis Court Boulevard, southwest corner, Block 5603, Lot 27, Flushing, Borough of Queens.

1781-61-A

APPLICANT—Lama, Proskauer and Prober for North Queens Realty Co., owner.

SUBJECT—Application December 4, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 frame building ext.

PREMISES AFFECTED—46-98 192nd Street, 46-98 Hollis Court Blvd., southwest corner, Block 5603, Lot 27, Flushing, Borough of Queens.

1917-61-BZ

APPLICANT—Robert L. Bien for Housing Enterprises, Incorporated, owner.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence use district, the erection of a new multiple dwelling and restaurant.

PREMISES AFFECTED—61-75 East End Avenue, 601 East 82nd Street, northeast corner, 602-606 East 83rd Street, Block 1590, Lots 8 to 18 incl., Borough of Manhattan.

1372-61-BZ

APPLICANT—Hyman H. Smith for Marie Litzinger, owner.

SUBJECT—Application August 25, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of years.

PREMISES AFFECTED—2940-2942 West 22nd Street, west side, 233 feet, 6¾ inches north of Surf Avenue, Block 7057, Lot 24, Borough of Brooklyn.

Laid over from March 20, 1962, to May 22, 1962, at request of the applicant, for continued hearing.

705-56-BZ

APPLICANT—Victor E. Block for James R. Gaffney, owner.

SUBJECT—Application reopened for consideration as to extension of term of variance, expired April 9, 1962—decision of the Borough Superintendent, previously granted on condition under Section 7h of the Zoning Resolution, permitting in a residence use district the maintenance of a parking lot for parking and storage of more than five (5) passenger motor vehicles.

PREMISES AFFECTED—1060-1068 Summit Avenue and 165-169 West 165th Street, northeast corner, Block 2526, Lot 1, Borough of The Bronx.

581-60-BZ

APPLICANT—Crinnion and Crinnion for Dorothy Steelman, owner; Sidney Frisch, lessee.

SUBJECT—Application reopened April 17, 1962 for consideration as to extension of time to complete, expired January 24, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a business and residence use district, the change in occupancy of the 2nd floor of a two story building to store and factory.

PREMISES AFFECTED—742 East Tremont Avenue, south side, 115 feet east of Clinton Avenue, Block 2951, Lot 53, Borough of The Bronx.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

1228-40-BZ-Vol. III

APPLICANT—Larry Meltzer for Avenue P and East 19th Street Incorporated, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use, E area district, at an existing two story building occupied as stores, sales and showrooms and manufacturing of ladies coats, the erection of a one story extension into the residence portion for an additional store, the proposed extension exceeds the permitted area coverage, encroaches on the required setbacks and has a business sign.

PREMISES AFFECTED—1610-1620 East 19th Street and 1816-1824 Avenue P, south west corner, Block 6781, Lot 7, Borough of Brooklyn.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision; then to March 27, 1962, for hearing and decision; then to May 22, 1962, for decision at request of applicant, to submit additional information.

1746-61-BZ

APPLICANT—Albert Melniker for Glover-Hylan Corporation, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail use D area district, the construction of a retail store building within 15 feet of a residence use district.

PREMISES AFFECTED—4126 Hylan Boulevard, 6 Glover Street, southeast corner, Block 5310, Lot 7, Great Kills, Borough of Richmond.

Hearing closed—Laid over from May 1, 1962, to May 22, 1962, for inspection and decision; applicant to amend drawings and submit a new objection from Buildig Department.

1715-61-BZ

APPLICANT—John J. Lynch and James J. Lyons for Frederick Harmeyer, owner; Len-Har Liquor Corporation, lessee under contract.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of an existing one story five car garage to retail stores for a temporary term of years.

PREMISES AFFECTED—129-02 New York Boulevard, southwest corner of 129th Avenue, Block 12276, Lot 59, Jamaica, Borough of Queens.

Hearing closed—Laid over from April 10, 1962 to May 1, 1962, for inspection and decision; then to May 22, 1962, for decision at the request of the applicant; applicant to submit statement as change in type of occupancy proposed.

1789-61-BZ

APPLICANT—Frederick A. Ketcher for Gales Service Station, Incorporated, owner.

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SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7e and 7f of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, office, storage, lubrication, accessory car wash, minor motor vehicle repairs with hand tools only and the parking and storage of more than five motor vehicles with a ground sign for a temporary term of fifteen years.
PREMISES AFFECTED—2307 White Plains Road, west side, 52.6 feet north of Waring Avenue, Block 4426, Lots 50, 52, and 54, Borough of The Bronx.
Hearing closed—Laid over from May 8, 1962, to May 22, 1962, for inspection and decision.

1777-61-BZ

APPLICANT—Michael A. Cardo for Constantino Di Tullio, owner.
SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Sections 7e, 7f and 7A of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, lubricatorium, minor motor repairs (mainly with hand tools), car wash and the parking of more than five cars with show windows within 75 feet of a residence district for a stated term of twenty years.
PREMISES AFFECTED—3251-3259 (3255 official) East Tremont Avenue, and 1201-1211 Puritan Avenue, northwest corner, Block 5331, Lot 1, Borough of The Bronx.
Hearing closed—Laid over from May 8, 1962, to May 22, 1962, for inspection and decision; applicant to submit survey, statement as to ownership of Fort Schuyler Road and detail of sign.

1752-61-BZ

APPLICANT—Henry Nordheim for Jack DeLisi, owner.
SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Sections 7h and 21 of the Zoning Resolution, to permit in a residence use district, parking and storage of motor vehicles.
PREMISES AFFECTED—3114 Villa Avenue, 20 East 204th Street, southeast corner, Block 3310, Lots 29 and 31, Borough of The Bronx.
Hearing closed—Laid over from May 8, 1962, to May 22, 1962, for inspection and decision.

1747-61-BZ

APPLICANT—Julius S. Rapson for Joseph Parrinello, Jr., owner.
SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a retail use district, the sale of gas and oil, office, accessories, car washing, parking of more than five motor vehicles and use of a ground sign.
PREMISES AFFECTED—135-08 131st Street, northwest corner of mapped 135th Road, Block 11865, Lots 39, 40 and 41, South Ozone Park, Borough of Queens.
Hearing closed—Laid over from May 8, 1962, to May 22, 1962, for inspection and decision.

1642-61-BZ

APPLICANT—Henry C. Brucker for Melvin Handler, owner; Jack Oxenhandler, lessee.
SUBJECT—Application November 1, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, the rehabilitation of an existing gasoline service station with lubricatorium, auto repairs with hand tools only and office.
PREMISES AFFECTED—64-52 Myrtle Avenue, 72-07 Cypress Hills Street, southeast corner, Block 3600, Lot 1, Glendale, Borough of Queens.
Hearing closed—Laid over from May 8, 1962, to May 22, 1962, for inspection and decision.

1581-61-BZ

APPLICANT—Julius S. Rapson for Bonded Developers Incorporated, owner.
SUBJECT—Application October 18, 1961—decision of the

Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a two story and basement one family dwelling that encroaches on the required setback and rear yard.

PREMISES AFFECTED—117-03 Babbage Street, east side, 8.39 feet south of 117th Street, Block 9260, Lot 39, Richmond Hill, Borough of Queens.
Hearing closed—Laid over from May 8, 1962, to May 22, 1962, for inspection and decision.

80-54-BZ—Vol. II

APPLICANT—Irwin Emerman for Dryden Hotel Association, owner.
SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, B area, Class 1½ height district in an existing 16 story and penthouse multiple dwelling, the increase in the area of the penthouse enlarge the present private dining room, the proposed extension encroaches on the required rear yard and encroaches on the height setback.
PREMISES AFFECTED—148-152 East 39th Street, south side, 100 feet east of Third Avenue, Block 894, Lot 52, Borough of Manhattan.
Hearing closed—Laid over from May 8, 1962, to May 22, 1962, for inspection and decision; applicant to submit statement as to jurisdiction.

1224-21-BZ—Vol. II

APPLICANT—Henrietta and Caroline Whitney, owners; Rabco Plastics, lessee.
SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use district, in an existing public garage previously granted by the Board, the extension of the use to include a factory.
PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.
Hearing closed—Laid over from March 27, 1962 to April 10, 1962, for inspection and decision; then to May 8, 1962, for re-inspection and decision; applicant to submit revised drawing; then to May 22, 1962, for re-inspection and decision; applicant has submitted revised drawing.

1749-61-A

APPLICANT—Henrietta and Caroline Whitney, owners.
SUBJECT—Application filed October 6, 1961—Appeal from a decision of the Borough Superintendent, re—tabular limits, exits, and location of gas pump, storage and parking of hearses.
PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

1508-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for City Wide Knitwear Processing Company, Incorporated, owner.
SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the erection of a one story extension to an existing factory for the dyeing and processing of furniture.
PREMISES AFFECTED—87-10 (88-02 displayed) Linden Boulevard, southwest corner of 88th Street, Block 11397, Lot 50, Ozone Park, Borough of Queens.
Hearing closed—Laid over from March 27, 1962 to April 10, 1962, for inspection and decision; then to May 8, 1962, for decision at request of applicant; applicant to submit additional drawings; then to May 22, 1962, for inspection and decision; at request of the applicant, to submit new drawings.

CALENDAR

1745-61-BZ

APPLICANT—Ingram S. Carner for Mike and Joe's Auto Service, owners.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station with office, lubritorium, car washing (non-automatic) minor auto repairs and the parking of cars awaiting service with a sign standard and curb cuts.

PREMISES AFFECTED—96-06 to 96-12 (96-10 official) Corona Avenue, south side, 53.27 feet east of Junction Boulevard, Block 1878, Lot 4, Corona, Borough of Queens.

Hearing closed—Laid over from April 17, 1962, to May 8, 1962, for inspection and decision; applicant to submit photostat of Fire Department certificates; then to May 22, 1962, for decision; applicant to file revised drawings.

MAX H. FOLEY, *Chairman*.

May 22, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, May 22, 1962, at 2 o'clock at 80 Lafayette Street 9th floor, New York 13, N. Y. on the following matters:

533-61-A

APPLICANT—Saul Goldsmith for Welbilt Corporation, owner.

SUBJECT—Application April 25, 1961—Appeal from a decision of the Borough Superintendent re—Spray booth not of approved type.

PREMISES AFFECTED—56-24 Flushing Avenuth, south side, 38.19 feet east of 56th Street, Block 2649, Lot 69, Maspeth, Borough of Queens.

872-61-A

APPLICANT—Charles M. Spindler for Samuel Gottlieb, owner.

SUBJECT—Application June 12, 1961—Appeal from a decision of the Borough Superintendent re—wood frame structures, enlargement, chimney.

PREMISES AFFECTED—92-110 Beach 64th Street, east side, 580 feet south of Larkin Avenue, Block 15935, Lots 1 and 16, Arverne, Borough of Queens.

584-61-A

APPLICANT—J. M. Berlinger for David Morgenstern and Manny E. Duell, owners.

SUBJECT—Application May 3, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Sections 216, and 34, of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—60 West 10th Street, south side, 150 feet 6¼ inches east of 6th Avenue, Block 573, Lot 11, Borough of Manhattan.

673-61-A

APPLICANT—Charles M. Shapiro for Battle Creek Finishing Corporation, owner.

SUBJECT—Application May 5, 1961—Appeal from a decision of the Fire Commissioner and Borough Superintendent, re—Paint Spray Equipment.

PREMISES AFFECTED—1515 Hart Place, northwest corner of West 15th Street, Block 6997, Lot 136, Borough of Brooklyn.

1322-61-A

APPLICANT—Saul Goldsmith, for Simon Holland and Son, Inc., owner.

SUBJECT—Application August 14, 1961—Appeal from a decision of the Borough Superintendent, re paint spraying equipment.

PREMISES AFFECTED—1490-1494 Linden Boulevard, south side, 262 feet, 2 inches east of Rockaway Avenue, Block 3644, Lot 73, Borough of Brooklyn.

187-61-A

APPLICANT—Joseph B. Cooper and Sons Incorporated, lessee for 180 Varick Street Corporation, owner.

SUBJECT—Application February 16, 1961—Appeal from an order of the Fire Commissioner re—exit doors.

PREMISES AFFECTED—180 Varick Street, east side, from King Street to Charlton Street, Block 519, Lots 10, 67, 68 and 70, Borough of Manhattan.

203-61-A

APPLICANT—Robert Teichman for 48 Stone Street Corporation, owner.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—48 Stone Street, south side, 66 feet 9 inches east of Coenties Alley, 81 Pearl Street, Block 29, Lot 24, Borough of Manhattan.

271-61-A

APPLICANT—23 Ferry Street Realty Corporation, owner; Delpro Sales Company, Incorporated, lessee.

SUBJECT—Application March 8, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—25 Ferry Street, north side, 24.11 feet east of Jacob Street, Block 104, Lot 11, Borough of Manhattan.

1037-61-A

APPLICANT—Samuel Garnett for Lucy Riccardi Incorporated, owner.

SUBJECT—Application July 5, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 construction—Garage.

PREMISES AFFECTED—89-93 Jane Street, north side, 56 feet 5 inches east of Washington Street, Block 642, Lot 72, Borough of Manhattan.

87-62-A

APPLICANT—Goldberg and Scutaro for Antonio Tocco, owner.

SUBJECT—Application January 23, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—26-12 14th Place, west side, 92.46 feet south of 26th Avenue, Block 901, Lot 89, Astoria, Borough of Queens.

100-62-A

APPLICANT—Harold E. Diamond for Valberg Hansen, owner.

SUBJECT—Application January 25, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re building not facing legal street.

PREMISES AFFECTED—82 Seymour Avenue, southeast corner of Richmond Avenue, Block 1061, Lot 39, Granitville, Borough of Richmond.

101-62-A

APPLICANT—Harold E. Diamond for Valborg Hansen, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—76 Seymour Avenue, south side, 59.46 feet east of Richmond Avenue, Block 1061, Lot 41, Granitville, Borough of Richmond.

231-62-A

APPLICANT—Casale and Nowell for Birch-Wathen School, Incorporated, owner.

SUBJECT—Application March 6, 1962—Appeal from a decision of the Borough Superintendent, re—stairs.

PREMISES AFFECTED—9 East 71st Street, north side, 145 feet west of Madison Avenue, Block 1386, Lot 10, Borough of Manhattan.

MAX H. FOLEY, *Chairman*.

CALENDAR

June 5, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, June 5, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

209-30-BZ—Vol. II

APPLICANT—Carl H. Salminen for Malcom C. Butler, owner; George Thompson, lessee.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, the rehabilitation of the premises by removing part of the accessory building, installing new pump islands, relocating a curb cut and to continue the use of gasoline service station, office, storage and accessory parking for more than five cars for a temporary term of twenty years.

PREMISES AFFECTED—220-05 Northern Boulevard and 43-33 220th Street, north east corner, Block 6323, Lot 27, Bayside, Borough of Queens.

889-60-BZ—Vol. II

APPLICANT—Irving P. Marks for Angelinea Cassarino, owner.

SUBJECT—Application reopened February 6, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, in an existing three story building with a restaurant on the first floor, the erection of a one story extension and the rearrangement to provide catering with parking in the open area, the upper floors to be unoccupied.

PREMISES AFFECTED—8850-8860 17th Avenue, north side, 115.30 feet west of Cropsey Avenue, Block 6461, Lot 42, Borough of Brooklyn.

1740-61-BZ

APPLICANT—E. Richard Crino for Nicholas Vetoulis, owner.

SUBJECT—Application November 27, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business and residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—3322 Decatur Avenue, east side, 245 feet north of East 209th Street, Block 3355, Lot 90, Borough of The Bronx.

1785-61-BZ

APPLICANT—Abraham Farber for William J. Burke Sons Company, Incorporated, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the use of existing curb cuts and change of use of building from garage to office and storage of steel wire and cargo handling blocks for ships.

PREMISES AFFECTED—327-329 Fourth Street, north side, 137 feet 10½ inches east of 5th Avenue, Block 982, Lot 68, Borough of Brooklyn.

1786-61-BZ

APPLICANT—Max J. Kleiner and A. Harvey Radden for Brisk Garage, Incorporated, owner.

SUBJECT—Application November 27, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a business and residence use district, the change in use of an existing one story building from public garage to a factory and garage.

PREMISES AFFECTED—92-12 to 92-16 172nd Street, west side, 75.44 feet south of Jamaica Avenue, (170-28 Jamaica Avenue,) Block 10212, Lot 11, Jamaica, Borough of Queens.

1787-61-A

APPLICANT—Max J. Kleiner and A. Harvey Radden for Brisk Garage Incorporated, owner.

SUBJECT—Application November 27, 1961—Appeal from a decision of the Borough Superintendent re—building area, excessive.

PREMISES AFFECTED—92-12 to 92-16 172nd Street, west side, 75.44 feet south of Jamaica Avenue, 170-28 Jamaica Avenue, Block 10212, Lot 11, Jamaica, Borough of Queens.

1823-61-BZ

APPLICANT—Leonard F. Rothkrug for 1930 Adea Avenue Corporation, owner.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of a fuel oil truck storage garage and office to manufacturing of metal products and electronics parts with accessory-off-street loading and unloading and parking for a temporary term of fifteen years.

PREMISES AFFECTED—1930 Adea Avenue, southeast corner of Grace Avenue, Block 4797, Lot 69, Borough of The Bronx.

1826-61-BZ

APPLICANT—Carl H. Salminen for Ernesto Raffellini, owner.

SUBJECT—Application December 8, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, D and F area district, the erection of a one story and cellar building for use as a restaurant that exceeds the permitted area coverage.

PREMISES AFFECTED—17-12 Utopia Parkway, west side, 82.63 feet north of 17th Road, Block 5741, Lot 38, Whitestone, Borough of Queens.

1830-61-BZ

APPLICANT—Burke and Groh for Fountain Realty Corporation, owner.

SUBJECT—Application December 5, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the erection of a two story and cellar building for use as stores and storage with offices on the second floor.

PREMISES AFFECTED—247-10 South Conduit Avenue, southeast corner of 247th Street, Block 13621, Lots 13 and 18, Springfield Gardens, Borough of Queens.

344-62-BZ

APPLICANT—H. M. Cole for Teachers College Columbia University, Incorporated, owner.

SUBJECT—Application April 13, 1962—decision of the Borough Superintendent, under Sections 73-121 and 73-122 of the Zoning Resolution, to permit in a R1-2 district, the conversion of a private dwelling to a college building.

PREMISES AFFECTED—4675 Hadley Avenue, southwest corner of West 247th Street, Block 3418, Lot 411, Borough of The Bronx.

345-62-A

APPLICANT—H. M. Cole for Teachers College Columbia University, Incorporated, owner.

SUBJECT—Application April 13, 1962—Appeal from decision of the Borough Superintendent, re—Class 3 building, egress, stair construction.

PREMISES AFFECTED—4675 Hadley Avenue, west side, southwest corner of 247th Street, Block 3418, Lot 411, Borough of The Bronx.

1456-61-BZ

APPLICANT—Leonard Lazarus for John Martinelli, owner; Runway 19, Incorporated, lessee.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7h and 19B (e) of the Zoning Resolution, to permit in a residence use F area district, the maintenance of a parking lot to provide parking spaces for a proposed hotel that is not on the same lot.

PREMISES AFFECTED—151-07 North Conduit Boule-

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vard. northeast corner of 151st Place, Block 12133, Lot 1, Jamaica, Borough of Queens.

Laid over from March 20, 1962, to April 3, 1962, at request of applicant, to present brief as to Board's jurisdiction under the new Zoning Resolution; hearing to be continued; then to June 5, 1962 for continued hearing, to await possible change in 151st Place.

803-51-BZ

APPLICANT—Max Siegel Associates for Dougville Realty Corp, owner.

SUBJECT—Application reopened May 8, 1962 for consideration as to extension of term of variance, expired April 2, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a local retail and residence use district, the maintenance of a miniature golf course.

PREMISES AFFECTED—227-03 Northern Boulevard, northeast corner of 227th Street, Block 6333, Lot 1, Bay-side, Borough of Queens.

381-27-ZB—Vol. IV

APPLICANT—Joseph G. Shields for The Cord Meyer Company, owner.

SUBJECT—Application reopened May 8, 1962 for consideration of the Borough Superintendent, previously granted on condition, under Sections 7h and 21 of the Zoning Resolution, permitting in a business and residence use district, the use of premises as a public garage for more than 5 motor vehicles in the cellar and for public garage for more than 5 motor vehicles and a store on the 1st story and for public garage for more than 5 motor vehicles on the 2nd story and parking and storage for more than 5 motor vehicles on adjacent vacant land.

PREMISES—88-09 Roosevelt Avenue, north side, from 88th to 89th Streets, Block 1476, Lot 34, Elmhurst, Borough of Queens.

733-56-BZ

APPLICANT—Carl Puchall for Lillian Reinschreiber and Abraham I. Mayer, owners.

SUBJECT—Application reopened May 8, 1962 for consideration as to extension of term of variance, expired March 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—283 East 164th Street, northwest corner of College Avenue, Block 2432, Lot 19, Borough of The Bronx.

MAX H. FOLEY, *Chairman.*

JUNE 5, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon*, June 5, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

272-61-A

APPLICANT—First Island Corporation, Second Island Corporation, owners; Neisner Stores Company, lessee.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—1399 Forest Avenue, northeast corner of Barrett Avenue, Block 384, Lot 35, Port Richmond, Borough of Richmond.

278-61-A

APPLICANT—Samuel Rosenblum for 106-108 Fulton Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—94 Fulton Street, south side, 100 feet 7 inches east of William Street, Block 77, Lot 21, Borough of Manhattan.

279-61-A

APPLICANT—Herzog and Schecter for 20 John Street Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—20 John Street, south side, 215 feet east of Broadway, Block 65, Lot 22, Borough of Manhattan.

851-61-A

APPLICANT—Max Siegel Associates for Jad Realty Corporation, owner. Kliegman Brothers, Incorporated, lessee.

SUBJECT—Application June 7, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—76-01 77th Avenue, 77-11 to 77-15 76th Street, northeast corner, Block 3803, Lots 91 and 92, Glendale, Borough of Queens.

136-62-A

APPLICANT—Abraham Grossman for 355 West 24th Street Corporation, owner.

SUBJECT—Application February 1, 1962—Filed pursuant to Section 310 of the Multiple Dwelling Law for a variance of Section 171, subd. 2f of the Multiple Dwelling Law re—floor area.

PREMISES AFFECTED—319 West 22nd Street, north side, 256 feet, 3 inches west of 8th Avenue, Block 746, Lot 26, Borough of Manhattan.

183-62-A

APPLICANT—Elliot Saltzman for Salvatore Giardina, owner.

SUBJECT—Application February 19, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—68 Romer Road, east side, 473.51 feet north of Four Corners Road, Block 870, Lot 113, Todt Hill, Borough of Richmond.

184-62-A

APPLICANT—Elliot Saltzman for Pasquale Fichera, owner.

SUBJECT—Application February 19, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—74 Romer Road, east side, 461.51 feet north of Four Corners Road, Block 870, Lot 112, Todt Hill, Borough of Richmond.

192-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—Filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—2087 North Railroad Avenue, northwest corner of Buffalo Street, Block 4961, Lot 1, Oakwood, Borough of Richmond.

193-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application filed February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street—Emmet Avenue.

PREMISES AFFECTED—2067 North Railroad Avenue, west side, 54.06 feet south of Emmet Avenue, Block 4961, Lot 33, Oakwood, Borough of Richmond.

194-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street—Emmet Avenue.

PREMISES AFFECTED—2071 North Railroad Avenue,

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west side, 94.10 feet south of Emmet Avenue, Block 4961, Lot 35, Oakwood, Borough of Richmond.

195-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street—Emmet Avenue.

PREMISES AFFECTED—2075 North Railroad Avenue, west side, 133.39 feet south of Emmet Avenue, Block 4961, Lot 37, Oakwood, Borough of Richmond.

196-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—filed pursuant

to Section 36, Art. 3 of the General City Law re—building not facing legal Street—Emmet Avenue.

PREMISES AFFECTED—2079 North Railroad Avenue, west side, 172.68 feet south of Emmet Avenue, Block 4961, Lot 39, Oakwood, Borough of Richmond.

197-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—2083 North Railroad Avenue, west side, 49.05 feet north of Buffalo Street, Block 4961, Lot 41, Oakwood, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

MINUTES

REGULAR MEETING

TUESDAY MORNING, MAY 8, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

1224-21-BZ—Vol. II

APPLICANT—Henrietta and Caroline Whitney, owners; Rabco Plastics, lessee.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use district, in an existing public garage previously granted by the Board, the extension of the use to include a factory.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Joseph M. Lane.

For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for re-inspection and decision; applicant has submitted revised drawing; hearing closed.

1749-61-A

APPLICANT—Henrietta and Caroline Whitney, owners.

SUBJECT—Application filed October 6, 1961—Appeal from a decision of the Borough Superintendent, re—tabular limits, exits, and location of gas pump, storage and parking of hearses.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Joseph M. Lane.

For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for re-inspection and decision in conjunction with Cal. No. 1224-21-BZ; hearing closed.

80-54-BZ—Vol. II

APPLICANT—Irwin Emerman for Dryden Hotel Association, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, B area, Class 1½ height district in an existing 16 story and penthouse multiple dwelling, the increase in the area of the penthouse, enlarge the present private

dining room, the proposed extension encroaches on the required rear yard and encroaches on the height setback.

PREMISES AFFECTED—148-152 East 39th Street, south side, 100 feet east of Third Avenue, Block 894, Lot 52, Borough of Manhattan.

APPEARANCES—

For Applicant: Irwin Emerman.

For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for inspection and decision; applicant to submit statement as to jurisdiction; hearing closed.

1508-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for City Wide Knitwear Processing Company, Incorporated, owner.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the erection of a one story extension to an existing factory for the dyeing and processing of furniture.

PREMISES AFFECTED—87-10 (88-02 displayed) Linden Boulevard, southwest corner of 88th Street, Block 11397, Lot 50, Ozone Park, Borough of Queens.

APPEARANCES—

For Applicant: Gerard C. Fallon.

For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for inspection and decision; at request of the applicant, to submit new drawings; hearing closed.

1536-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7e, 9A and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a hotel with public restaurant, catering, meeting room and ballroom, the proposed building exceeds the permitted height within two miles of a designated airport and the building and pool encroaches on the required setback from a mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh and Joseph Timpano.

For Opposition: Samuel Bodian for Park Dept.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for decision, due to lack of jurisdiction by the Board; hearing closed.

MINUTES

1537-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—Filed pursuant to Section 35 Art. 3, of the General City Law re—build in bed of mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh and Joseph Timpano.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for decision; in conjunction with Cal. No. 153-61-BZ, due to Board's lack of jurisdiction; hearing closed.

1581-61-BZ

APPLICANT—Julius S. Rapson for Bonded Developers Incorporated, owner.

SUBJECT—Application October 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a two story and basement one family dwelling that encroaches on the required setback and rear yard.

PREMISES AFFECTED—117-03 Babbage Street, east side, 8.39 feet south of 117th Street, Block 9260, Lot 39, Richmond Hill, Borough of Queens.

APPEARANCES—

For Applicant: Julius S. Rapson and Bruno Ceschini.

For Opposition: Michael P. Caruso.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for inspection and decision; hearing closed.

1617-61-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr., for John M. Charles, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Sections 7e, 19A (j) and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a one story and cellar building for use as retail stores with patron parking in the open area, the proposed building encroaches on the required setback from a mapped street, exceeds the permitted area coverage and does not provide the required loading berth.

PREMISES AFFECTED—766-784 Castle Hill Avenue, east side, from Lafayette Avenue to Virgil Place, 2202-2206 Lafayette Avenue, 2203-2207 Virgil Place, Block 3615, Lot 28, Borough of The Bronx.

APPEARANCES—

For Applicant: John L. Lynch and James J. Lyons, Jr.

For Opposition: None.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for decision; applicant to submit revised drawing showing setbacks and trees; hearing closed.

1642-61-BZ

APPLICANT—Henry C. Brucker for Melvin Handler, owner; Jack Oxenhandler, lessee.

SUBJECT—Application November 1, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, the rehabilitation of an existing gasoline service station with lubricatorium, auto repairs with hand tools only and office.

PREMISES AFFECTED—64-52 Myrtle Avenue, 72-07 Cypress Hills Street, southeast corner, Block 3600, Lot 1, Glendale, Borough of Queens.

APPEARANCES—

For Applicant: Melvin Handler and Jacob Oxenhandler.

For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for inspection and decision; hearing closed.

1743-61-BZ

APPLICANT—Charles M. Spindler for 39-46 Crescent Street Bldg., Corporation, owner.

SUBJECT—Application November 28, 1961—decision of

the Borough Superintendent, under Sections 7c and 7e of the Zoning Resolution, to permit in a business and residence use district, the extension to an existing building for sale of auto accessories, brake adjustment, front end alignment, ignition repairs, muffler installation and mounting of tires.

PREMISES AFFECTED—72-16 to 72-18 (72-16 official) Roosevelt Avenue, south side, 116 feet (121 survey) west of 73rd Street, Block 1304, Lot 40, Jackson Heights, Borough of Queens.

APPEARANCES—

For Applicant: Charles M. Spindler.

For Opposition: None.

ACTION OF BOARD—Laid over to May 15, 1962, at 10 A.M. for decision; applicant to submit revised drawing; hearing closed.

1745-61-BZ

APPLICANT—Ingram S. Carner for Mike and Joe's Auto Service, owners.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station with office, lubricatorium, car washing, non-automatic, minor auto repairs and the parking of cars awaiting service with a sign standard and curb cuts.

PREMISES AFFECTED—96-06 to 96-12 (96-10 official) Corona Avenue, south side, 53.27 feet east of Junction Boulevard, Block 1878, Lot 4, Corona, Borough of Queens.

APPEARANCES—

For Applicant: Ingram S. Carner.

For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for decision, applicant to file revised drawings; hearing closed.

1747-61-BZ

APPLICANT—Julius S. Rapson for Joseph Parrinello Jr., owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a retail use district, the sale of gas and oil, office, accessories, car washing, parking of more than five motor vehicles and use of a ground sign.

PREMISES AFFECTED—135-08 131st Street, northwest corner of mapped 135th Road, Block 11865, Lots 39, 40 and 41, South Ozone Park, Borough of Queens.

APPEARANCES—

For Applicant: Julius S. Rapson.

For Opposition: None.

For Administration: Samuel Bodian, Park Dept.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for inspection and decision; hearing closed.

1752-61-BZ

APPLICANT—Henry Nordheim for Jack DeLisi, owner.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—3114 Villa Avenue, 20 East 204th Street, southeast corner, Block 3310, Lots 29 and 31, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for inspection and decision; hearing closed.

1777-61-BZ

APPLICANT—Michael A. Cardo for Constantino Di Tullio, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Sections 7f and 7A of the Zoning Resolution, to permit in a business use district,

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the erection and maintenance of a gasoline service station, lubritorium, minor motor repairs, with hand tools only, car wash and the accessory parking of more than five cars with show windows within 75 feet of a residence district for a stated term of twenty years.

PREMISES AFFECTED—3251-3259 (3255 official) East Tremont Avenue, and 1201-1211 Puritan Avenue, northwest corner, Block 5331, Lot 1, Borough of The Bronx.

APPEARANCES—

For Applicant: Michael A. Cardo.
For Opposition: Francis A. Miller, Agnes Moruzin, Evelyn Anderson and Emma Hartmann.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for inspection and decision; applicant to submit survey, statement as to ownership of Fort Schuyler Road strip and detail of sign; hearing closed.

1789-61-BZ

APPLICANT—Frederick A. Ketcher for Gales Service Station, Incorporated, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, office, storage, lubrication, accessory car wash, minor motor vehicle repairs with hand tools only and the parking and storage of more than five motor vehicles with a ground sign for a temporary term of fifteen years.

PREMISES AFFECTED—2307 White Plains Road, west side, 52.6 feet north of Waring Avenue, Block 4426, Lots 50, 52, and 54, Borough of The Bronx.

APPEARANCES—

For Applicant: Frederick A. Ketcher and Milton Nerzig.
For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for inspection and decision; hearing closed.

1934-61-BZ

APPLICANT—Burke and Groh for Clark Carpet Cleaning Company, owner; O/U/Contract, Greenway Holding Corp.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail and residence use, D and E-1 area, Class ½ height district, the erection of a fourteen story multiple dwelling that encroaches on the required setback and side yards does not provide a yard abutting the residence district, exceeds the permitted floor area in the E-1 district, has less than the required parking spaces and exceeds the permitted height.

PREMISES AFFECTED—223-05 Northern Boulevard, northeast corner of 223rd Street, Block 6329, Lots 1 and 11, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh, Hy Zausner, Edward J. Clark and Jeffrey M. Clark.
For Opposition: Jeremiah M. Evarts, Margaret Lauricella, Morton Pickman, Charles I. Goldman, Milton M. Jacobs, Samuel Bodian for Park Dept., Edward Robinson, Rosa Hermann, Josephine Quercia, Mary L. Shearon, Anne Imbergano, Margaret A. Purcell, Joseph Cappello, Andrew Montaruli, Elsie Szokoli, Martin Miller, Joseph H. McGroarty, Mrs. Paul Graziano, Anthony Ciasullo and Charles De Benedittis.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for inspection and for possible decision; if the new zoning law is amended permitting the Board to make a decision; hearing closed; both applicant and objectors may submit statements.

1935-61-A

APPLICANT—Burke and Groh for Clark Carpet Cleaning Company, owner; O/U/Contract, Greenway Holding Corporation.

SUBJECT—Application December 14, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26 sub. 2 of the Multiple Dwelling Law re—

height, minimum dimensions of yard or courts.

PREMISES AFFECTED—223-05 Northern Boulevard, northeast corner of 223rd Street, Block 6329, Lots 1 and 11, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for inspection and possible decision in conjunction with Cal. No. 1934-61-BZ; hearing closed.

1081-41-BZ

APPLICANT—Lama, Proskauer and Prober for Corroview Realty Inc., owner.

SUBJECT—Application reopened April 3, 1962 for consideration as to extension of term of variance, expired March 5, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a local retail use district the use of the cellar story of a building for bowling alleys, billiard and pool tables.

PREMISES AFFECTED—102-43 to 102-55 Queens Boulevard, northeast corner of 68th Road, Block 2137, Lot 1, Forest Hills, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.
For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, on March 31, 1942, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened from time to time to extend the term of variance and last extended for a term of five years on March 5, 1957; and

WHEREAS, the applicant states that there have been no changes on the site; that within the affected area, all of the vacant land was developed with stores, apartment houses and dwellings; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation March 5, 1962 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on April 3, 1962 and set for hearing on May 8, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on May 8, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated February 16, 1962 acting on Alt. Applic. No. 2229-52, reads:

"1. The proposed extension of the term of variance for existing Bowling Alley, Billiard Parlor, stores and one family dwelling beyond March 5, 1962 is referred back to the Bd. of Sta. & Appeals, under Cal. 1081-41-BZ.

Note—Premises now located in C1-2 Dist."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on March 31, 1942, as amended through March 5, 1957, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit. . . ; on condition that the illegal bowling pin sign or symbol on the roof shall be removed; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

169-52-BZ—Vol. II

APPLICANT—Abraham Farber for Silvio Castelli, owner.

SUBJECT—Application reopened January 30, 1962 as Vol-

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ume II—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use district, the erection of a one story extension to an existing motor vehicle repair shop into an adjoining lot, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—500-508 Coney Island Avenue and 25-37 Turner Place northwest corner, Block 5341, Lots 23, 24 and 25, Borough of Brooklyn.

APPEARANCES—

For Applicant: Abraham Farber and Silvio Castelli.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 8, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 22, 1961 acting on Alt. Applic. No. 3559-61, reads:

"1. On a lot located partially in a business and partially in a residence use district the proposed extension of the existing motor vehicle repair shop and new curb cut (buildings 6 & 7) are contrary to Article II Section 3 and Sections 4(a) & 29 of the Zoning Resolution and previous Board of Standards and Appeals Res. #169-52-BZ.

2. On a lot located partially in a business and partially in a residence C district the proposed ground or area coverage is excessive and is contrary to Article IV Section 13b of the Zoning Resolution."

and

WHEREAS, the committee of the Board is familiar with this property and the area and do not consider another inspection necessary; and

WHEREAS the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7c and 21, to permit in a business and residence use district, the erection of a one story extension, to an existing motor vehicle repair shop, in an adjoining lot, the proposed extension to exceed the permitted area coverage, *on condition* that the work shall conform to drawings filed with this application dated December 4, 1961, 6 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1587-61-BZ

APPLICANT—Burke and Groh for Winfield Associates Incorporated, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and residence use, C area district, the erection of a one story extension to an existing contractors' equipment and storage building located in the residence use portion of the premises, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—70-02 51st Road, southeast corner of 72nd Place, Block 2465, Lots 1, 2, 3, 4 and 5, Elmhurst, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 17, 1962 after due notice by publication in the Bulletin; laid over to May 8, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated July 20, 1961 acting on Alt. Applic. No. 1215-61, reads:

"1. Proposed extension of already existing commercial building in a residence district is contrary to Art. 2, Sect. 3 of the Zoning Resolution.

2. Proposed extension of present use of already existing commercial buildings in a residence district is contrary to Art. 2, Sect. 3 of the Zoning Resolution.

3. Area coverage of proposed extension in residence portion of lot is excessive and contrary to Art 4, Sect. 13 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee has recommended not granting the application; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision a of the Zoning Resolution; and

WHEREAS, the Board found that the applicant failed to substantiate a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution and was therefore not entitled to relief on the grounds of practical difficulty or unnecessary hardship.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 1215-61, Objections No. 1, 2 and 3, dated July 20, 1961, be and it hereby is *affirmed* and that the application be and it hereby it *denied*.

1611-61-BZ

APPLICANT—A. H. Salkowitz for Irving Warfield Etals doing business as Flatlands Shoppers Mart Company, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, in conjunction with the erection of a one story and cellar building, for use as market and retail stores, the extension of the accessory parking area into the residence portion of the premises.

PREMISES AFFECTED—913 to 947 East 108th Street, north side, 89.51 feet east of Flatlands Avenue, Block 8235, Lot 342, Borough of Brooklyn.

APPEARANCES—

For Applicant: A. H. Salkowitz.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 17, 1962 after due notice by publication in the Bulletin; laid over to May 8, 1962 for inspection and decision; applicant to amend application; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 10, 1961 acting on N.B. Applic. No. 2822-61, reads:

"1. The proposed parking area in a Residence Use

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District is contrary to Sec. 3 (9d) of the Zoning Resolution."

and WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7 Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c of the Zoning Resolution, to permit in a business and residence use district, in conjunction with the erection of a one-story and cellar building, for use as market and retail stores, the extension of the accessory parking area into the residence portion of the premises, *on condition* that the work shall be done in accordance with drawings filed with this application dated October 25, 1961, 6 sheets and April 12, 1962, one sheet, with the exception that the fences shown, both the woven wire and the wood fence shall be 5 feet, 6 inches high; that the gates at the East 108 Street opening shall be of the same chain link construction as the fence and shall be kept locked after the supermarket's business hours; that all laws, rules and regulations applicable shall be completed; and that permit shall be obtained, work done and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1654-61-BZ

APPLICANT—Patrick D. Concagh for American Oil Company and Max Davidson, owners.

SUBJECT—Application October 27, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the extension in area and reconstruction of an existing gasoline service station to have lubrication, auto laundry (non-automatic) accessory sales and office, motor repair shop with hand tools only and the parking and storage of motor vehicles.

PREMISES AFFECTED—1514 Bronxdale Avenue, northeast corner of Poplar Street, Block 4062, Lots 27 and 28, Borough of The Bronx.

APPEARANCES—

For Applicant: John F. Fitzsimons.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 17, 1962 after due notice by publication in the Bulletin; laid over to May 8, 1962 for inspection and decision; applicant to amend application; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 20, 1961 acting on N.B. Applic. No. 1608-61, reads:

"1. In a residence use district, the proposed erection of a gasoline service station, lubritorium, auto laundry, non-automatic, accessory sales office, motor vehicle repairs with hand tools only, and parking and storage of motor vehicles is contrary to Art. II, Sect. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use dis-

trict regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7e of the Zoning Resolution, for a term of twenty (20) years, to permit in a residence use district, the extension in area and the reconstruction of an existing gasoline service station to include lubritorium, non-automatic auto laundry, accessory sales and office, motor vehicle repair shop with hand tools only and the accessory parking and storage of motor vehicles, *on condition* that the work shall be done in accordance with drawings filed with this application, dated October 27, 1961, 5 sheets; that all laws, rules and regulations applicable shall be complied with, that permit shall be obtained, work done and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1659-61-BZ

APPLICANT—Max Siegel Associates for 180 Tenants Corporation, owner; Gracie Mansion Garage, Incorporated, lessee.

SUBJECT—Application November 6, 1961—decision of the Borough Superintendent, under Section 60 (3) of the Multiple Dwelling Law, to permit in a residence use district, for a term of twenty-one (21) years, the addition of transient parking for the surplus tenants spaces within the existing multiple dwelling accessory garage.

PREMISES AFFECTED—180-194 East End Avenue, west side from East 88th Street to East 89th Street, 535-541 East 88th Street, 540-546 East 89th Street, Block 1585, Lot 23, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 17, 1962, after due notice by publication in the Bulletin; laid over to May 8, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 2, 1961, acting on Alt. Applic. 1800-61, reads:

"A2—Contrary to Art. II Sect. 3 (9-b) of the Zoning Resolution to have daily transient parking in a lower level cellar and upper level cellar of a building which is located in a Residence District."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS the Board found that this was an appropriate case in which to exercise discretion to grant under Section 60 (3) of the Multiple Dwelling Law.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 60 (3) of the Multiple Dwelling Law, to permit in a residence use district, the use of part of an existing legal multiple dwelling accessory garage for transit parking for a term of twenty-one (21) years, *on condition* that the building shall conform to drawings filed with this application dated November 6, 1961, 3 sheets; that vehicle parked in the transient parking space shall be pleasure-type cars only and shall not exceed 149 in number in addition to the number of cars parked by tenants of this building and the cars parked on a monthly basis; that the tenants of the apartment house may recapture any of the spaces devoted to transient parking on 30 days notice to the owner, in accordance with Section 3(9)(b) of the Zoning Resolution and Section 60(1b) of the Multiple Dwelling Law; that the sign on the building shall be limited to a sign consisting of individual metal letters attached

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to the masonry wall; that all other laws, rules and regulations applicable shall be complied with and a supplementary Certificate of Occupancy shall be obtained within the requirements of Section 22A of the Zoning Resolution.

1660-61-A

APPLICANT—Max Siegel Associates for 180 Tenants Corporation, owner; Gracie Mansion Garage, Incorporated, lessee.

SUBJECT—Application November 6, 1961—Filed pursuant to Section 60 subd. 1(b) of the Multiple Dwelling Law re—transient parking in accessory garage.

PREMISES AFFECTED—180-194 East End Avenue, west side from East 88th Street to East 89th Street, 535-541, East 88th Street, 540-546 East 89th Street, Block 1585, Lot 23, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 2, 1961 on Alt. Applic. 1800-61, reads:

"A3—Contrary to Sect. 60, Sub. 1b of the Multiple Dwelling Law to have daily transient parking of motor vehicles in a garage lower level cellar and upper level cellar by persons other than the occupants of the building."

and

WHEREAS, the applicant states that the building is 201 feet 4 inches by 125 feet in area, 20 stories and penthouse, 178 feet high, of class 1 construction, located in residence use, B area and class 1½ height district, built in 1957, now used and occupied since 1960: lower cellar—accessory uses and 60 car garage, 10 persons; upper cellar—accessory uses and 55 car garage; 1st floor—lobby, doctors offices and accessory uses; 2nd to 20th floors and penthouse—apartments; penthouse—swimming pool; substantially in accordance with Certificate of Occupancy #54057 issued June 8, 1961 against N.B. Applic. 1-57; that the proposed use and occupancy will be the same, except the transient parking use; that an accompanying zoning application contains additional facts relating to the use of the premises; and

WHEREAS, the applicant states that making available parking spaces for transients will not increase the legal garage capacity, as said parking will be limited to the surplus car spaces not used by the tenants; that thus the traffic will be essentially the same as if the garage were fully used by the tenants; that said transient parking space may be recaptured at any time by any tenant on due notice to the landlord, pursuant to the specific provisions therefor in the Multiple Dwelling Law; that the legislative intent of the amendments of Section 60 of the Multiple Dwelling Law was designed to take advantage of the large amount of unused parking space in multiple dwellings to relieve to some extent the shortage of off-street parking facilities for transient motor vehicles; that the granting of these variances will do substantial justice and be in harmony with the general purpose and intent of the laws governing same; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, acting on Alt. Applic. 1800-61, Objection No. A3, dated November 2, 1961, be and it hereby is *modified* under the powers vested in the Board by Section 310 of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted, on condition* that all of the requirements in the resolution adopted by the Board this day under Cal. No. 1659-61-BZ shall be complied with, and that a supplementary Certificate of Occupancy shall be obtained.

1714-61-BZ

APPLICANT—Larry Meltzer for Estate of Victor Holsky, owner; Victor Auto Sales Corporation, lessee.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Sections 7i, 7A and 21 of the Zoning Resolution, to permit in a business use, C area district, the erection of a one story extension to an existing auto showroom to be used as an accessory motor vehicle repair shop with hand tools only, the proposed extension exceeds the permitted area coverage and has business entrances within 75 feet of a residence use district.

PREMISES AFFECTED—4621-4623 4th Avenue, 401-411 47th Street, northeast corner, Block 756, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 17, 1962 after due notice by publication in the Bulletin; laid over to May 8, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 8, 1961 acting on Alt. Applic. No. 295-61, reads:

"1. The proposed use of showroom for new and used automobiles and motor vehicle repair shop on a plot within a Business Use District is contrary to Article II, Section 4a, subdivision 29 of the Zoning Resolution.

2. The proposed construction of business entrances and exits, exceeding 3' 6" in width, within 75' 0" of a Residence Use District is contrary to Article II, Section 7-A of the Zoning Resolution.

3. The area of the proposed one story extension, exceeds that permitted in a "C" Area District, by Article IV, Section 13(b) of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision i and Section 7A of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7i, 7A and 21 of the Zoning Resolution, to permit in a business use, C area district, the erection of a one-story extension to an existing auto showroom, to be used as an accessory motor vehicle repair shop with hand tools only, the proposed extension to exceed the permitted area coverage and to have business entrances within 75 feet of a residence use district, *on condition* that the work shall be done in accordance with drawings filed with this application dated November 16, 1961, 8 sheets; that the entire extension shall be of fireproof construction; that the lowest termination of the fire escape in the rear shall be made satisfactory to the Borough Superintendent of Buildings; that the door between the office and the motor vehicle repair shop shall be one-and-a-half hour, self-closing; that signs shall be limited to those shown on the drawings; that all laws, rules and regulations applicable shall be complied with; that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

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1744-61-BZ

APPLICANT—Ingram S. Carner for Mario Di Filippo, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the erection of a one story extension to a motor vehicle repair shop, non-automatic car wash, auto showroom, sales and display of new and used cars and storage garage for more than five cars.

PREMISES AFFECTED—128-10 Merrick Boulevard, northwest corner of 129th Avenue, Block 12528, Lot 109, Springfield, Borough of Queens.

APPEARANCES—

For Applicant: Ingram S. Carner.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 17, 1962 after due notice by publication in the Bulletin; laid over to May 8, 1962 for inspection and decision; applicant to submit revised drawings; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 10, 1961 acting on Alt. Applic. No. 2248-61, reads:

1. Proposed extension of existing motor vehicle repair shop, auto showroom, storage garage for more than five motor vehicles, sales & display of new and used cars, located in a retail use district is contrary to Art. 2, Sect. 4-A of the Zoning Resolution.

2. Parking & storage of cars in the residential portion of the plot is contrary to Art. 2, Section 3."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the erection of a one-story extension to a motor vehicle repair shop, non-automatic car wash, auto showroom, sales and display of new and used cars and accessory storage garage for more than five cars, on condition that the work shall be done in accordance with drawings filed with this application, dated November 28, 1961, 3 sheets, May 1, 1962, one sheet revised; on the further condition that all laws, rules and regulations applicable shall be complied with; that permit shall be obtained, work done and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

Adjourned 12:40 P.M.

James P. Mulroy, Secretary

REGULAR MEETING

TUESDAY AFTERNOON MAY 8, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

420-39-SM

APPLICANT—Superior Fireproof Door and Sash Co., owner.

APPEARANCES—

For Applicant: Irving Oxman and Isidore G. Popik.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 420-39-SM—Amendment to resolution as to additional construction and uses of opening protective assembly.

Superior Fireproof Door and Sash Co., Inc., New York, requested that the resolution adopted July 5, 1939, under Calendar Number 420-39-SM be reopened and amended so as to include an additional method of door construction and uses of opening protective assembly.

USE: Three hour fire resistive opening protective assembly.

DESCRIPTION: The proposed doors are to be fabricated of two sheets of #20 ga. steel, each formed in a channel or pan shape. Each pan is reinforced with continuous vertical truss or hat shaped stiffeners formed of #22 ga. steel, spot welded on not more than 4" centers. A 1/32" thick asbestos sheet is applied to the face of each truss stiffener. These stiffeners are located not more than 9" apart and not more than 9" from the edge of the pan. A continuous #16 ga. steel backer strip is spot welded on about 6" centers to each edge of one pan. The two reinforced pans are assembled and the opposing truss shapes are welded together top and bottom and approximately 1' 6" down from the top of the door and 1' 6" up from the bottom of the door. The spaces inside are filled with rockwool insulation to minimize the transmission of heat. A #16 ga. channel is spot welded between the two door sections across the full width of the door at the top and bottom. Vent perforations are provided in these top and bottom channels to permit the escape of fumes and gases. The edges of the two pans are welded to each other and to the back-up strip along the full length of the door by a series of arc welds not less than 1/2" long and not more than 3" on center. Doors are suitably cut out and reinforced for hardware as required by the various sections of the Building Code.

When used as a slide panel, weld nuts or 1/2" thick CRS reinforcement bars, drilled and tapped as required to receive approved hangers, will be arc welded to the inside of the top channel.

For slide operation in elevator shafts the door panels are to be hung from hangers, furnished by others, supported from a #7 ga. steel header in turn supported on strut angles which are bolted to a non-slip surfaced metal sill with machined or finished slots to engage the door guide assemblies. Two guide assemblies will be fastened at the bottom of the shaft side of the door. These assemblies will include a steel safety member with two legs projecting downward engaging at least 1/4" into the sill slot, and a wearing member of nylon or phenolic impregnated canvas to provide a quiet contact surface with the sill. The doors will be further reinforced for the attachment of required operators, closers, interlocks, etc. by spot welding 3/16" thick steel plates on the inside of the doors. When closed the doors shall overlap the frame at least 3/4" at the jambs and head and when used in two speed assemblies the fast and slow door shall overlap each other at least 3/4". Clearances between doors and frames shall be 1/4". The entrance framing, consisting of a pressed metal frame of not less than #16 ga. steel formed to the desired profile, is also bolted to the sill and fastened to the header to maintain the proper alignment.

When used as fixed panels, the doors shall be fastened to the frame and/or sill, along at least two opposite edges by bolts or screws, not more than 12" on centers.

When used as a swing panel, butt reinforcements will be at least #7 ga. steel, spot welded to the door with at least 3 spot welds. Length of reinforcements shall be at least 4" longer than the butt. Lock face reinforcements will be at least #12 ga. steel spot welded at least twice on each reinforcement. Flat plates of at least #16 ga. steel with clips

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welded thereto for positioning the lock case will be spot welded to the face of the pans at the lock. When cylindrical locks such as manufactured by Schlage are used, the reinforcing case furnished by the lock manufacturer will be installed.

INSPECTION AND TEST: A door constructed as herein described for swing operation was tested at Protexol and successfully met the requirements as set forth for a three hour fire resistive opening protective assembly.

The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted July 5, 1939, under Calendar Number 420-39-SM be reopened and amended so as to include the additional 3 hr. opening protection assembly and uses as herein described when constructed as described and in accordance with Drawings 1 and 2 dated January 1962, which are on file with and are part of the record, for use in New York City under the provisions of C26-610.0, C26-660.0, C26-661.0, C26-662.0, C26-663.0, C26-664.0, C26-665.0, C26-853.0 and C26-897.0 Administrative Building Code on condition that all other requirements of the resolution adopted July 5, 1939, under Calendar Number 420-39-SM are complied with.

(Sgd.) WILLIAM A. NOLAN.

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

800-39-SM

APPLICANT—The United States Gypsum Company, owner.

APPEARANCES—

For Applicant: William W. Bainbridge.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative: 5

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 800-39-SM—Amendment to resolution as to additional plaster product.

The United States Gypsum Company requested by letter that the resolution adopted March 23, 1943, and amended at various times through October 20, 1959, under Calendar Number 800-39-SM on gypsum plaster be opened and amended to include approval of additional products.

USE: The new high strength gypsum bonding and finishing plaster "Tufcon" is an extremely hard plaster for application over Tufcon gypsum board plaster base, USG Sheetrock and Baxbord, Asbestos Cement Board, plywood, concrete surfaces, cinder block and other surfaces of proper absorptive properties.

DESCRIPTION: USG "Tufcon" plaster is composed of high strength gypsum plaster mill mixed with finely screened pure silica sand. The gypsum complies with ASTM Designation C-22 as required by Section C-26-603.0 of the Administrative Code. It is mixed only with water and usually applied by spraying with air pressure to the surface. The sprayed material is smoothed out by trowel before it sets. A second texture coat can be applied shortly if a sand float finish is desired. A setting time of 15 minutes to 6 hours can be controlled by the admixture at the nozzle of Tufcon Catalyst in proper quantity.

"Tufcon" Plaster Base is gypsum board similar to Sheetrock or Firecode Sheetrock both previously approved under

Calendar Number 486-39-SM, except that a special porous grey face paper is substituted for the calendared manila face paper of the Sheetrock gypsum wallboard. The long edges of the Tufcon Plaster Base are recessed to receive Tufcon Tape which seals the joint and provides a smooth or sanded monolithic surface when Tufcon Plaster is applied. Tufcon Plaster Base is furnished in $\frac{3}{8}$ ", $\frac{1}{2}$ ", $\frac{5}{8}$ " Plain, Plain with foil back, Type X or Firecode Underwriter's Labelled, and Type X or Firecode Underwriter's Labelled with aluminum foil back.

Tufcon Joint Tape is a specially woven glass fiber tape $2\frac{1}{2}$ " wide to cover and hide the joint between two adjacent sheets of Tufcon Plaster Base.

Tufcon Metal Corner Bead, plaster stops, edge trim, base screeds and other accessories are designated to work with Tufcon plaster and are adaptations of similar materials previously approved under Calendar Number 486-39-SM.

Tufcon Plaster may be used to finish concrete slab ceilings in lieu of USG Covercoat previously approved under this Calendar Number or in lieu of polyvinyl acetate binder and gauged lime putty finish now used.

Tufcon Plaster may also be applied by trowel for small patch work. The first coat of Tufcon plaster must always be leveled by a trowel and finished troweled to remove the ridges.

Application shall follow the printed instructions of the manufacturer.

INSPECTION AND TEST: The applicant submitted copies of tests of the Plastering Development Center, Inc., showing that the bond of Tufcon plaster to Tufcon Plaster Base exceeded 1725 lbs. per square foot, and to painted gypsum wallboard exceeded 1885 lbs. per square foot. In both cases the failure was within the board and the plaster did not separate from the board. Test reports by the same authority showed that a panel loaded so as to deflect $\frac{1}{350}$ of the span in the center did not cause the Tufcon to separate from the board or break the bond.

Test reports by Armour Research Foundation of a panel racking test consisting of three 8'-0" x 8'-0" panels of 2" x 4" wood studs with plate and sill surfaced with Tufcon Plaster Base and Tufcon Plaster withstood a racking load of 9000 lbs. without failure.

The applicant submitted copies of a letter from the Underwriter's Laboratories in which they state that Tufcon plaster bases Type x (fire rated gypsum boards) such as Firecode 45 and 60 as presently approved by the Board would be listed the same as Firecode Sheetrock Gypsum Wallboards in the Building Material list of the Underwriter's Laboratory for the same fire resistive ratings as the comparable wallboard.

Tufcon plaster does not add or detract from the fire resistive rating of the gypsum board base.

The Committee on Test subjected Tufcon plaster samples obtained in the field to blow torch tests. The material is incombustible and protected the gypsum plaster base from discoloring.

RECOMMENDATION: On the basis of the data submitted by the applicant, copies of reports of tests conducted, and the Underwriter's Laboratories acceptance of the fire resistance ratings of the gypsum board bases and the examination and tests by the Committee on Test. The Committee on Test recommends the approval of the material known as Tufcon Bonding and Finishing plaster under the provisions of Section C26-463 of the Administrative Code as an incombustible bonding and finishing plaster over Tufcon Plaster Base, gypsum wallboard, masonry base and other bases when applied in accordance with the instructions of the manufacturer, providing that the fire resistive rating of the assembly is in accordance with the ratings previously approved for the same type of gypsum board base under Calendar Number 171-52-SM and Calendar Number 320-49-SM i.e., 1 layer of $\frac{1}{2}$ " thick Tufcon Plaster Base Type X or USG $\frac{1}{2}$ " thick Firecode Sheetrock Gypsum Wallboard (both Type X Gypsum Boards) on each side of wood studs or steel studs is a $\frac{3}{4}$ hour fire resistive partition and one layer of $\frac{5}{8}$ " thick Tufcon Plaster Base Type X or USG

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5/8" thick Firecode Sheetrock Gypsum Wallboard (both Type X Gypsum Boards) on each side of wood studs or steel studs is a one hour fire resistive partition or 2 layers of 5/8" thick Tufcon Plaster Base or USG 5/8" thick Firecode Sheetrock Gypsum Wallboard (both Type X Gypsum Boards) on each side of wood studs or steel studs is a 2 hour fire resistive partition, and that one layer of 1/2" thick Tufcon Plaster Base Type X or USG 1/2" thick Firecode Sheetrock Gypsum Wallboard (both Type X Gypsum Boards) on wood joists with a rough and finish floor above is a 3/4 hour fire resistive ceiling and using 1 layer of 5/8" thick Tufcon Plaster Base Type X or 5/8" thick Firecode Sheetrock Gypsum Wallboard (both Type X Gypsum Boards) on wood joists with a rough and finish floor above is a 1 hour fire resistive ceiling, providing that no additional fire resistive rating shall be added for the voluntary use of Tufcon Plaster and further providing that where a fire resistive rating is required, the Tufcon Plaster Base or Firecode Sheetrock Gypsum Wallboard shall carry the Underwriter's Laboratory label of approval and re-examination service.

The Committee on Test further recommends approval of Tufcon tape for joints and Tufcon metal corner bead and metal accessories as an integral part of the Tufcon plaster system.

The Committee on Test further recommends that all Tufcon Plaster Bags, Tufcon Catalyst Bags and Tufcon Plaster Base Boards shall be stamped or labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 800-39-SM", and providing all the previous conditions under this Calendar Number are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

407-48-SM

APPLICANT—Severud-Elstad-Krueger Associates for Lehigh Materials Company, owner.

APPEARANCES—
For Applicant: Harry F. Irwin.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 407-48-SM—Amendment to resolution as to use of Lelite of greater strength.

Severud-Elstad-Krueger Associates for Lehigh Materials Co., requested that the resolution adopted December 21, 1948, and amended through May 29, 1951, under Calendar Number 407-48-SM be reopened and amended so as to permit the use of Lelite in controlled concrete of greater strength.

USE: Light weight aggregate for structural concrete.
DESCRIPTION: The material is the same as that approved by the Board for use as a light weight aggregate for structural concrete.

INSPECTION AND TEST: The original tests as conducted by Pittsburgh Testing Laboratories were carried to strengths exceeding 4000 p.s.i. concrete and the "n" value,

which is the relationship of $\frac{E_s}{E_c}$, shows a value of 12 for both the air-entrained and non-air entrained concrete.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted December 21, 1948, and amended through May 29, 1951 under Calendar Number 407-48-SM be reopened and amended so as to amend Paragraph 5 of the recommendation adopted under the above resolution by adding there to:
DESIGN MIX

Design Mix	"N" Non-Air Entrained Concrete	"N" Air Entrained Concrete
4000 p.s.i.	12	12

on condition that all other requirements of the resolution adopted December 21, 1948, and amended through May 29, 1951, under Calendar Number 407-48-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

94-52-SM

APPLICANT—Keystone Steel and Wire Co., owner.

APPEARANCES—

For Applicant: William D. Gailey, Jr.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 94-52-SM—Keystone Steel and Wire Co., Peoria, Illinois, filed for approval of the material known as Keymesh under the provisions of C26-191.0 Administrative Building Code. The application was subject for dismissal September 26, 1961, but was removed from the dismissal list at the request of the applicant.

USE: Reinforcement for stucco application.

DESCRIPTION: The material Keymesh is made of 17 or 18 gauge cold drawn steel wire woven in a reverse twist into an open mesh design. The design is hexagonal and the mesh using the 17 gauge wire has a 1 1/2" opening and the 18 gauge mesh has 1" openings.

The material is galvanized to insure rust resistance.

INSPECTION AND TEST: Samples of the material were inspected by Assistant Engineer J. A. Darts, and the gauge of the material and the size of the openings was noted.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Keymesh for voluntary use in New York City under the provisions of C26-191.0 Administrative Building Code as a reinforcement for cement stucco application on condition that each bundle of the fabric shall be tagged "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 94-52-SM".

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

171-52-SM

APPLICANT—William W. Bainbridge for The United States Gypsum Co., owner.

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APPEARANCES—

For Applicant: William W. Bainbridge.

ACTION OF BOARD—Application to reopen and amend resolution denied. The Board informed the applicant that two new applications should be filed instead of the amendment.

THE VOTE TO REOPEN AND AMEND—

Affirmative: 0
Negative: Chairman Foley, Commissioner Fox,
Commissioner Becker and Commissioner Klein.... 4
Not Voting: Vice Chairman Kleinert 1

335-53-SA

APPLICANT—Janitrol Division, Midland-Ross Corp., owner.

APPEARANCES—

For Applicant: Leo B. McCoy.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

335-53-SA—Janitrol Division, Midland-Ross Corp., Columbus, Ohio, requested that the resolution adopted November 23, 1954, under Calendar Number 335-53-SA be reopened and amended so as to include their Series 71 and 72 Duct Furnaces.

USE: Gas fired furnaces to be connected to duct work.

DESCRIPTION: The Series 71 and 72 furnaces are similar to the Series 94 furnaces previously approved under Calendar Number 335-53-SA and are equipped with the same type of controls including a safety pilot.

Their input rating ranges from 100,000 BTU per hour minimum to 300,000 BTU per hour maximum. The furnaces have been approved by A.G.A.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted November 23, 1954, under Calendar Number 335-53-SA be reopened and amended so as to include the Janitrol Series 71 and 72 Duct Furnaces on condition that the requirements of the resolution adopted November 23, 1954, under Calendar Number 335-53-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

580-53-SM

APPLICANT—Superior Fireproof Door & Sash Co., owner.

APPEARANCES—

For Applicant: Irving Oxman and Isidore G. Popik.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

580-53-SM—Amendment to resolution as to additional use of approved door.

Superior Fireproof Door & Sash Co., New York, requested that the resolution adopted July 20, 1954, and amended

through September 17, 1958, under Calendar Number 580-53-SM be reopened and amended so as to permit the approved door to be used in additional locations.

USE: One and one-half hour fire resistive opening protective assembly.

DESCRIPTION: The door, presently approved under Calendar Number 580-53-SM, is used as a swing door and the request is to use the same door as a slide assembly.

The construction is basically the same except that the reinforcement of each door will be changed so as to receive the hardware such as slide hangers, hinges, interlocks etc., but in no case will there be a greater cutting away of metal than on the presently approved door.

When used as a slide door, weld nuts or reinforcement bars not less than $\frac{3}{8}$ " thick are welded to the inside of the channel which is spot welded across the width of the door at the top. Two guide assemblies are also fastened to the bottom of the shaft side of the door. These assemblies also include a steel member with two legs projecting downward engaging at least $\frac{1}{4}$ " into a steel slot. There is also a wearing member of nylon, slightly thicker than the steel legs to produce a quiet contact surface with the sill groove.

The vertical edges of the door, when used as a slide door, are not cut for hardware, but are reinforced with a continuous 16 gauge edging strip spot welded inside the door.

When used as a slide door the meeting edge of the bi-parting doors are equipped with an interlocking astragal for use as a fire stop.

The construction is in accordance with the drawings marked 1 of 2 and 2 of 2 received December 21, 1961.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted June 20, 1954, and amended through September 17, 1958, under Calendar Number 580-53-SM be reopened and amended so as to permit the presently approved door to be used in a slide assembly as permitted under C26-853.0 and C26-897.0 Administrative Building Code and further that all other requirements of the resolution adopted June 20, 1954 and amended through September 17, 1958 under Calendar Number 580-53-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Eng.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

587-53-SM

APPLICANT—Keystone Steel and Wire Co., owner.

APPEARANCES—

For Applicant: William D. Gailey, Jr.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

587-53-SM—Keystone Steel and Wire Co., Peoria, Illinois, filed for approval of the material known as Keybead under the provisions of C26-191.0 Administrative Building Code. The application was subject for dismissal September 26, 1961, but was taken off the dismissal list at the request of the applicant.

USE: Metal corner bead for plaster construction.

DESCRIPTION: The material is made in lengths ranging from 7'-0" to 12'-0" and the width provides $2\frac{1}{2}$ " wings. The material used is 18 gauge galvanized steel and the mesh openings are 1".

INSPECTION AND TEST: Samples of the material were examined by Assistant Engineer J. A. Darts, and the gauge

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of the material and the size of the mesh openings were noted.
RECOMMENDATION: The Committee on Test recommends the approval of the material known as Keybead for voluntary use in New York City as a lathing accessory under the provisions of C26-191.0 Administrative Building Code on condition that each bundle in which the material is marketed shall be labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 587-53-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

143-54-SM

APPLICANT—United States Plywood Corp., owner.
APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 143-54-SM—Amendment to resolution as to construction of 1 Hour fire resistive opening protective assembly.

United States Plywood Corp., requested that the resolution adopted June 2, 1954, and amended through July 18, 1961, under Calendar Number 143-54-SM be reopened and amended so as to permit the use of two lock block on the 1 hour fire resistive opening protective assembly.

USE: The door is rated as a one hour fire resistive opening protective assembly.

DESCRIPTION: The requested change in construction of the 1 hour door is the use of two 4" x 26" wood lock blocks similar to the lock blocks permitted under the approval granted to the United States Plywood Corp., for their door approved under Calendar Number 620-47-SM.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted June 2, 1954, and amended July 18, 1961 under Calendar Number 143-54-SM be reopened and amended so as to permit the use of two 4" x 26" wood lock blocks, treated to refusal with U. L. listed Class A Fire Retardant, on condition that the requirements of the resolution adopted June 2, 1954 and amended through July 18, 1961 under Calendar Number 143-54-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

517-55-SA

APPLICANT—Spider Staging Sales Company, owner.
APPEARANCES—

For Applicant: W. H. Heidtmann.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 517-55-SA—Amendment to resolution as to additional length of cable to be used with spider staging.

Spider Staging Sales Company, requested that the resolution adopted July 21, 1959, under Calendar Number 517-55-SA be reopened and amended so as to include additional length of cable and platform.

USE: Mechanical stirrup for swinging scaffolds.

DESCRIPTION: The scaffold is known as an aluminum truss type scaffold, known as SA-1015 and SA-1016. The SA-1015 are the end sections and the SA-1016 is the center section. The balance of the equipment is the same as that approved July 21, 1959, under Calendar Number 517-55-SA.

The center section weighs 50 lbs. and the end section weighs 85 lbs.

INSPECTION AND TEST: The applicant has submitted the results of tests as conducted by Northwest Laboratories that showed that the scaffold deck could safely sustain a load in excess of 2400 lbs. The report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted July 21, 1959, under Calendar Number 517-55-SA be reopened and amended so as to permit the platforms designated as SA-1015 and SA-1016 to be used in combination up to a length of 25 feet and SA-1075 and SA-1076 up to a length of 32 feet, that the maximum working load, including the weight of men and all material and all apparatus on the scaffold shall not exceed 600 lbs., that the model 18 may be used with a maximum cable length of 450 ft. of $\frac{5}{16}$ " wire rope having a breaking strength of 8520 lbs., that the Model 17 may be used with a maximum cable length of 750 ft. of $\frac{5}{16}$ " wire rope having a breaking strength of 8520 lbs., and that all other requirements of the resolution adopted July 21, 1959, under Calendar Number 517-55-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

256-57-SM

APPLICANT—Concrete Plank Co., Inc., owner.
APPEARANCES—

For Applicant: Ernest Walter.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox,
Commissioner Becker and Commissioner Klein 4
Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 256-57-SM—Amendment to resolution as to additional size plank.

Concrete Plank Co., Inc., North Arlington, New Jersey, requested that the resolution adopted November 13, 1957, and amended through July 18, 1961, under Calendar Number 256-57-SM be reopened and amended so as to include an additional size plank.

USE: Incombustible roof plank.

DESCRIPTION: The plank is made of the same material as the presently approved plank. The size of the plank is 6'-

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8½" long x 2'-8" wide x 0'-3" deep and has a rectangular section 1¼" x 2½" of cement grout reinforced with 2-7/16" bars, both top and bottom of the rectangular section, in the center and running the length of the plank.

INSPECTION AND TEST: The applicant has submitted reports of tests conducted by the Jersey Testing Laboratories, Inc., in accordance with the requirements of C26-626.0 Administrative Building Code. The plank was tested on a clear span of 6'-4½" and showed a safe carrying load of 86 p.s.f. The report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted November 13, 1957 and amended through July 18, 1961 under Calendar Number 256-57-SM be reopened and amended so as to include the additional Composite Porex Slab 3" deep as herein described, on condition that the clear span shall not exceed 6'-4½" with a live load of 86 p.s.f. on further condition that the requirements of the resolution adopted November 13, 1957 and amended through July 18, 1961 under Calendar Number 256-57-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

648-57-SA
APPLICANT—The Wayne Pump Co., owner.
APPEARANCES—

For Applicant: T. E. McLaron.
ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—
Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—
WHEREAS, the report of a Committee on Test reads:
648-57-SA—Amendment to resolution as to additional models of gasoline dispensing pumps.

The Wayne Pump Co., Salisbury, Maryland, requested that the resolution adopted May 20, 1958, under Calendar Number 648-57-SA be reopened and amended so as to include additional models of gasoline pumps.

USE: Gasoline dispensing pumps.

DESCRIPTION: the requested model 511-DF is basically the same as the model 511-D except that this model has Fluorescent Lighting instead of Incandescent Lighting and there has also been a change in the indicating unit. The Model 511-DF-1 is the same as Model 511-DF except that this is a remote dispenser. The Model 511-DF-5 is the same as Model 511-DF except that there is no visi-gauge. The Model 511-DF-6 is the same as the Model 511-DF-1 except that there is no visi-gauge. The Model 511-D-1 is the same as the Model 511-D except that Model 511-D-1 is a remote dispenser. All requested models have been approved by the Underwriter's Laboratories.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted May 20, 1958, under Calendar Number 648-57-SA be reopened and amended so as to include the additional models; Model 511-DF, 511-DF-1, 511-DF-5, 511-DF-6 and 511-D-1, gasoline dispensing pumps on condition that the requirements of the resolution adopted

May 20, 1958, under Calendar Number 648-57-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

460-59-SA

APPLICANT—Atmos-Pak, Inc., owner.

APPEARANCES—

For Applicant: Kenneth I. Geiger.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

460-59-SA—Amendment to resolution as to change of corporate name and to include additional models of combination heating and cooling units.

Atmos-Pak, Inc., Ossining, New York, requested that the resolution adopted December 1, 1959, under Calendar Number 460-59-SA be reopened and amended so as to show a change in corporate name and also to include additional models of combination heating and cooling units.

USE: Combination heating and cooling units.

DESCRIPTION: The requested models are basically the same as the presently approved models differing only as to capacity. The capacities of the requested models are as follows:

Model	Refrig. Charge	H.P.	Cool- ing K-BTUK	Heat- ing BTU
RCHG - 500	24 lbs.	5	64.5	100.0
" 750	28 "	7½	92.5	180.0
" 1000S	40 "	10	131.0	180.0
" 1000D (2)	24 " each	(2) 5 each	129.0	180.0
" 1500S	60 "	15	181.0	240.0
" 1500D (2)	28 " each	(2) 7½	185.0	240.0
" 1750S	75 "	20	210.0	240.0
" 2000D (2)	40 " each	(2) 10	262.0	240.0
" 3000D (2)	60 " each	(2) 15	362.0	480.0
" 3500D (2)	75 " each	(2) 20	420.0	480.0

RECOMMENDATION: The Committee on Test recommends that the resolution adopted December 1, 1959, under Calendar Number 460-59-SA be reopened and amended so as to include the additional models of combination heating and cooling units as herein described and further that gas heaters used in the equipment may be any gas heater approved by the Board and further, as the applicant has submitted an affidavit showing change of corporate name, that the Owner-Manufacturer shall now be known as Atmos-Pak, Inc., on condition that the requirements of the resolution adopted December 1, 1959, under Calendar Number 460-59-SA are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does

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hereby *amend* the above cited resolution in accordance with the above report.

274-60-SA

APPLICANT—Republic Appliance Div., Republic-Transcon Industries, Inc. owner; Bertram W. Gleichman & Associates, agent.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

274-60-SA—Republic Appliance Div., Republic-Transcon Industries, Inc., owner, filed for approval of the appliance known as Republic Water Heater; also to be marketed for the Chevron Water Heater Corp., under the trade name of Chevron and Red-E-Hot, gas fire water heater, various models for use in New York City under the provisions of Article 12, Administrative Building Code.

USE: Residential automatic gas storage water heater.

DESCRIPTION: The various model water heaters of the "R" Series are the two types, the tall and stubby which consists of a vertical, cylindrical, metal porcelain lined tank surrounded by thermal insulation and enclosed in a baked enamel paint finished sheet metal casing. The heater is equipped with a cast iron burner and the supply of gas is controlled by a graduating type liquid immersion thermostat utilizing a conventional rod and tube sensing element. The thermostat incorporates a 100% automatic pilot which insures complete shut off of pilot and burner in the event of gas pilot outage.

The cold-water inlet and hot-water outlet are both located at the top of the heater. The outlet and inlet are properly identified on the surface of the jacket. The heater is equipped with a drop-tube type cold water inlet. Connections are for 3/4" pipe.

The heater is equipped with a readily available drain valve designed and located for garden hose attachment.

The heater is designed for off-center flue operation for the relief of flue gases utilizing a spiral baffle for washing action and increased efficiency. The flueway has a diameter of 3 inches. Heater is also equipped with AGA approved draft diverter. At base of heater are 3 steel legs.

The heater model numbers, capacity and BTU rating are as follows:

RECOVERY GPH		RATE—BTU/HR		
HEATER MODEL	100° F Rise	Nat. Mfg. Mixed	L.P.	Propane
20 gals. Tall				
20 RXV	22.7	27,000	27,000	_____
20 RX	“	“	“	_____
20 RV	“	“	“	_____
20 RI	22.7	27,000	27,000	_____
20 gals. Stubby				
20 RXVS	22.7	27,000	27,000	_____
22 RXS	“	“	“	_____
20 RVS	22.7	27,000	27,000	_____
30 gals. Tall				
30 RXV	30.3	36,000	31,500	36,000
30 RX	“	“	“	“
30 RV	“	“	“	“
30 RI	26.5	31,500	31,500	_____
30 gals. Stubby				
30 RXVS	30.3	36,000	31,500	36,000
30 RXS	“	“	“	“
30 RVS	30.3	36,000	31,500	36,000

40 gals. Tall

40 RXV	30.3	36,000	31,500	36,000
40 RX	"	"	"	"
40 RV	"	"	"	"
40 RI	26.5	31,500	31,500	—

40 gals. Stubby

40 RXVS	30.3	36,000	31,500	36,000
40 RXS	"	"	"	"
40 RVS	30.3	36,000	31,500	36,000

50 gals. Tall

50 RXV	30.3	36,000	31,500	—
50 RX	"	"	"	—
50 RV	"	"	"	—
50 RI	26.5	31,500	31,500	—

IMPERIAL STUBBY SERIES: The Imperial Stubby Series is basically similar to the Stubby "R" Series except for the following: The flueway has a diameter of 4 inches.

		RATE—BTU/HR		
	RECOVERY GPH 100° Rise	Nat. Mfg. Mixed	L.P.	Propane
50 gals.				
50-4ST (Imperial)	46.2	55,000	31,500	36,000
75 gals.				
75-4 (Imperial)	54.2	65,000	55,000	————
100 gals.				
100-4 (Imperial)	58.8	70,000	55,000	————

All models in this report are recommended for approval with suffix "H" indicating satisfactory for operation at outlet water temperature of 180°F.

The water heaters are to be connected to a flue or chimney in accordance with Article 12, Administrative Building Code. INSPECTION AND TEST: All data was examined by Assistant Architect T. W. Farricker. These water heaters have been tested and approved by the American Gas Association.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Republic Water Heater, also to be marketed for the Chevron Water Heater Corp., under the trade name of Chevron and Red-E-Hot, gas-fired water heater, various models for use in New York City under the provisions of Article 12, Administrative Building Code, provided that each water heater shall bear a label, permanently affixed, reading, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 274-60-SA", further, that the water heaters comply with the Department of Health requirements.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

869-60-SM

APPLICANT—American Synthanite Corp., owner.

APPEARANCES—

For Applicant: David N. Gesler.

ACTION OF BOARD—Application to reopen and approve in accordance with report and recommendation of the Committee on Test denied.

THE VOTE TO REOPEN AND APPROVE—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

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411-61-SM

APPLICANT—Filon Plastics Corporation, owner.

APPEARANCES—

For Applicant: Arthur M. Barr, Jr., J. Jess Colby and Harold A. Hartman.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4
Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
411-61-SM—Filon Plastics Corporation, White Plains, New York, filed an application for approval of the material known as Filon Panels under the provisions of C26-191.0 Administrative Building Code.

USE: Material to be used in locations where glass is allowed such as skylights, patio roofs, awnings, partitions, etc.

DESCRIPTION: The panels are fiberglass and nylon reinforced translucent polyester panels, corrugated and flat, containing approximately 28% of reinforcing fibers.

Types 260, 265, 900 and 905 are manufactured to comply with Commercial Standards CS 214-57.

Types 185, 265, 905 and 325 are manufactured with a surface (both sides) of a light stable acrylic-modified resin that is chemically bonded to the basic polyester resin and fiberglass core prior to the final curing.

Types 600, 605, 905, and 900 are classified as self extinguishing. All other types are slow burning.

INSPECTION AND TEST: The material has been tested by various laboratories among them being, Underwriters Laboratories, Garan Laboratories, Truesdail Laboratories and Southwest Research Institute. The reports are on file with and are part of the record. The tests show the materials described above to be either slow burning or self extinguishing.

RECOMMENDATION: The Committee on Test is of the opinion that, as the material cannot be rated as incombustible under the requirements of C26-88.0 Administrative Building Code, but may be described as self extinguishing, the approval of the material Filon Panels recommended be limited in scope to the following uses:

Subdividing partitions, partitions in Class I Building 150'-0" or less in height as provided under C26-667.5 Administrative Building Code.

Patio roofs, outside the fire limits are being considered as a miscellaneous and temporary structure as set forth under C26-543.0 Administrative Building Code. As a plastic light diffuser under the provisions of C26-461.1 Administrative Building Code on condition that the plastic be suspended in an approved suspension system, that the plastic so used shall be the self extinguishing type and so labeled, and that when used as a light diffusing system in sprinklered locations, sprinklers shall be below the plastic light diffusing ceiling; as awnings, except in locations prohibited under C26-219.0 Administrative Building Code. The Committee further recommends the material Filon may be used for the glazing of windows in schools as defined under C26-132.0 and C26-133.0 Administrative Building Code on condition that this material shall not be used in locations that require a fire resistive opening protective assembly, that the school buildings in which the material is used shall not exceed 75'-0" in height and that the glazing compounds used shall only be those as specified by the manufacturer of Filon and further that all containers or cartons in which the material is marketed shall be labeled or stamped "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 411-61-SM" and that the Filon that is

self extinguishing shall be labeled so as to distinguish it from the Filon that is slow burning.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

444-61-SM

APPLICANT—The Peelle Company, owner; A. W. Croker, agent.

APPEARANCES—

For Applicant: Paul R. Doeg.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
444-61-SM—The Peelle Co., Brooklyn, New York, filed for approval of the material known as the Peelle Steel Plate Bi-Parting Counter-balanced Door under the provisions of C26-610.0 Administrative Building Code.

USE: Opening protective assembly, non insulated—1½ hour.

DESCRIPTION: The door consists of two panels, each panel covering half the opening and upon opening, one panel slides upward and the other downward. In the open position, the top of the lower panel forms a sill thereby bridging the gap between the car and the floor sill.

The panels are constructed of steel plate applied to one side of an angle frame and supported with vertical stiffeners 2'-0" on centers. The lower edge of the upper panel is constructed with an asbestos reinforced tube astragal. As an alternate an angle astragal can be furnished. The two halves are connected by chains which pass over sheaves and the sheaves are mounted on guide rails which guide the movement of each panel. On the upper panel the chain is fastened to a hook shaped latching mechanism. The tension in the chain provides the spring loading effect for the latching hook. In the closed position the side latching engages a cam follower roller on the lower panel; the result of this is to provide a closing force, holding the two halves of the door together in a closed position. The actual locking of the door is performed by the interlock hardware associated with the door.

When a normal spandrel height is provided above the opening, a door is provided with both panels riding on a common rail. When the spandrel height is less than the normal requirement, the upper panel is stepped out, riding on a separate guide rail, permitting the upper panel to pass the lower panel of the door above when opening. In this case a hinged lintel is provided across the top of the upper panel to close the space between the door and the wall when the door is closed.

INSPECTION AND TEST: The door has been approved by Underwriters Laboratories. The complete report Underwriters Laboratories File R 180 Vols. I, II and III with revision up to March 1, 1962, is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Peelle Steel Plate Bi-Parting Counterbalanced 1½ Hour Test Door as manufactured by the Peelle Co., when constructed as herein described and in accordance with the Underwriters Laboratory report R 180 Vols. I, II and III with revision up to March 1, 1962, for use in New York City under the provisions of C26-663.0.b Administrative Building Code on condition that the door shall not be installed in required exit corridors and that the requirements of the Board's Rules

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for the Inspection of Opening Protective Assemblies is complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

573-61-SM

APPLICANT—Robert H. Neisel, Agent for Johns-Manville Sales Corp., owner.

APPEARANCES—

For Applicant: Robert H. Neisel.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test read:

573-61-SM—R. H. Neisel for Johns-Manville Corporation, Manville, New Jersey, filed for approval of the material known as "Marinite," Models 23, 36 and 65, under the provisions of C26-88.0 and C26-191.0 Administrative Building Code.

USE: Incombustible asbestos sheets.

DESCRIPTION: The material is composed of asbestos fiber, diatomaceous silica and an inorganic binder. The figures 23, 36 and 65 refer to the density and indicates 23, 36 and 65 lbs. per cubic foot density. The sheets range in sizes up to 4'-0" x 10'-0" and in thickness from $\frac{3}{8}$ " to 2".

INSPECTION & TEST: The material has been approved by the Underwriters' Laboratories and the results of tests showed no flame spread and therefore the material meets the requirements of C26-88.0 Administrative Building Code.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as "Marinite," Models 23, 36 and 65, (asbestos board), for voluntary use in New York City as an incombustible board, on condition that each carton or wrapper in which the material is marketed shall be labeled or stamped "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 573-61-SM." The Committee further recommends that this material shall not be used for structural slabs or as an hourly rated fire resistive partition.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

829-61-SM

APPLICANT—Weiss and Klau for Standard Coated Products Incorporated, owner, Weiss and Klau, agent.

APPEARANCES—

For Applicant: Ernest E. Pollien, Jr.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 829-61-SM—Weiss & Klau for Standard Coated Products, Inc., Buchanan, N. Y., filed for approval of the materials known as Heavy Duty Wallclad, Standard Weight Wallclad and Sanitas (vinyl wall coverings) under the provisions of C26-667.0.7.b Administrative Building Code.

USE: These materials are to be used as veneering materials when placed upon an incombustible backing.

DESCRIPTION: Wallclad and Sanitas wall coverings are made of a woven fabric with a vinyl film bonded to one face of the fabric.

The Heavy Duty Wallclad is made in 24 or 48 inch width in a total thickness of .024 inch. The total weight is 17.5 oz. per sq. yard.

The Standard Weight Wallclad is made in 24 inch width in a total thickness of .012 inch. The total weight is 8.5 oz. per sq. yard.

The Sanitas is made in 24 inch width in a total thickness of .011 inch. The total weight is 7.8 oz. per sq. yard.

INSPECTION AND TEST: The materials were examined and tested at the Board by Assistant Engineer G. K. Sklenarik. The materials are less than 1/20 inch in thickness. The materials will burn in themselves when not applied to an incombustible backing.

RECOMMENDATION: The Committee on Test recommends the approval of the materials known as Heavy Duty Wallclad, Standard Weight Wallclad and Sanitas (vinyl wall coverings) for use as veneering materials under the provisions of C26-667.0.7.b on condition that each container or wrapper in which these materials are marketed shall be stamped or labeled, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 829-61-SM."

The committee further recommends that these materials shall not be used in public halls of multiple dwellings as prohibited under Sections 101, 142, 146, 148 and 149 of the Multiple Dwelling Law.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

964-61-SM

APPLICANT—The B. F. Goodrich Company Molded and Coated Products, owner.

APPEARANCES—

For Applicant: Donald May.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

964-61-SM—The B. F. Goodrich Company, Molded and Coated Products, Watertown, Mass., filed for approval of the material known as Goodlite 40 Light Diffuser under the provisions of C26-461.1 Administrative Building Code.

USE: A plastic light diffuser.

DESCRIPTION: Goodlite 40 is a transparent, unplasticized light stabilized rigid vinyl material. It is designed for use as a light diffusing material in fluorescent lighting fixtures and modular panels for use in luminous ceilings in a suspension system that has been approved by this board.

The material is supplied in flat sheets of various lengths and widths and approximately .03 to .04 inch thick.

Two basic patterns are available, striated and diamond

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pattern. The light diffusing properties are accomplished by the semi-prismatic embossed surface on one side of the sheet.

INSPECTION AND TEST: The plastic material was tested in accordance with the requirements of Section C26-461.1 Administrative Building Code and found to be self-extinguishing.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Goodlite 40 Light Diffuser for use in light diffusing ceilings in locations as permitted under Section C26-461.1 Administrative Building Code on condition that the plastic diffuser shall be installed in conjunction with an approved suspension system. It is further recommended that the use of this material in Class I and II construction as defined under Sections C26-239.0 and C26-240.0 Administrative Building Code be limited to an area to be covered not to exceed 10,000 sq. feet in area and only when such space is separated from the remainder of the floor area by an approved wall, fire wall, fire partition or fireproof partition. In Class III construction the limitation shall be in accordance with the requirements of the Administrative Building Code.

When the plastic light diffuser ceiling is to be used in locations as permitted under Section C26-1351.1 then the installation of the plastic light diffuser ceiling shall comply with the requirements of Section C26-1354.0.b Administrative Building Code and plans filed with the Department of Buildings will also show the proposed occupancy to indicate compliance with Section C26-1351.1 Administrative Building Code. The Committee further recommends that in approving the installation, the Department of Buildings shall require that in the event of a change of occupancy the installation shall be re-examined under Section C26-1354.0.b Administrative Building Code and further that all plans submitted to the Department of Buildings shall show the Calendar Number under which the ceiling suspension system was approved and in addition for Goodlite 40, Light Diffuser shall be marked "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 964-61-SM," and all cartons in which Goodlite 40 is marketed shall be similarly marked.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

1151-61-SA

APPLICANT—W. M. Cissell Manufacturing Company, Incorporated, owner; C. Toland Atkinson, agent.

APPEARANCES—

For Applicant: Toland Atkinson.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

1151-61-SA—W. M. Cissell Manufacturing Co., Inc., Louisville, Kentucky, filed for approval of the appliance known as Cissell 28" x 30" Steam Heated "Compact" Drying Tumbler, Model L-2830 under the provisions of C26-191.0 Administrative Building Code.

USE: A laundry type steam heated clothes dryer.

DESCRIPTION: This appliance uses steam at a pressure up to 125 pounds maximum supplied from a separate boiler.

The drying cylinder is 28" x 30" and has a maximum dry weight capacity of 25 pounds, and will dry 25 pounds of damp clothing in approximately 25 minutes.

The steam heating unit is provided with an 8 stage heat control having cold and hot air inlets so that the temperature of the air admitted through the air inlet to the drying cylinder can be regulated manually from cold to hot in 8 stages. A convenient selection knob may be moved from hot to cold or set in any intermediate stage, and dampers at the hot and cold inlets of the heat control are rotated to provide varying mixtures of hot and cold air to establish the desired temperature. The warm air that circulates through the clothes while the cylinder revolves is finally exhausted to the outer air.

Other controls include a main switch to start and stop the cylinder and exhaust fan motors, a door interlock switch to shut off the cylinder motor while the door is open and a bell timer which rings a bell at the end of a preset time.

A built in lint trap is located in the bottom of the cabinet between the air outlet from the cylinder and the inlet to the exhaust fan.

INSPECTION AND TEST: All data was examined by Assistant Engineer G. F. Sklenarik.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Cissell 28" x 30" Steam Heated "Compact" Drying Tumbler, Model L-2830 for voluntary use in New York City under the provisions of C26-191.0 Administrative Building Code on condition that each appliance shall bear a label, permanently affixed, reading, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1151-61-SA."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

1254-61-SA

APPLICANT—The C. A. Olsen Manufacturing Company, Owner; E. J. Marre, agent.

APPEARANCES—

For Applicant: John O. Tailor.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

1254-61-SA—The C. A. Olsen Mfg. Co., Elyria, Ohio, filed for approval of the appliance known as Luxaire Unit Heaters (Gas Fired) Models XX-60, XX-60-D, XX-90, XX-90-D, XX-120, XX-120-D, XX-180, XX-180-D, XX-240, and XX-240-D under the provisions of Article 12, Administrative Building Code. These heaters will also be marketed by the Henry Furnace Co., of Medina, Ohio, under the trade name Moncrief.

USE: Gas fired space heaters.

DESCRIPTION: The Luxaire Unit Heaters are suspended type heaters consisting of steel ribbon port atmospheric burners placed to fire upward into a heavy gauge welded steel heat exchanger to which is connected at the top of a draft diverter and flue outlet for conducting combustion products to outdoors. A baked enamel cabinet encloses the burner and heater assembly. It has openings at the front and back to allow for forced air circulation across the heat exchanger.

The gas supply manifold for the burners is provided with a manual shut off valve, pressure regulator, pilot safety shut off and automatic gas valve. Other controls include a heat limit control to limit maximum temperature in the heat ex-

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changer and to shut off the automatic gas valve in case of fan motor failure, and a fan control switch to automatically start the fan when temperature in heat exchanger has risen to the desired level. It also continues the operation of the fan after gas shut off until the remaining heat in the exchanger is exhausted.

Controls are available for 115 volt operation or for 24 volt operation.

The fan used is either a propeller type or a direct or belt driven blower type, the latter is indicated by the suffix "D" in the model designation.

The front of each heater has adjustable louvers to direct the flow of heated air.

The numeral in the model designation indicates in thousands the BTU input per hour.

The Model XX-180 is made up of two XX-90 models installed in a common cabinet and with a common gas manifold. The Model XX-240 is similarly made up of two XX-120 models.

INSPECTION AND TEST: All data was examined by Assistant Engineer G. F. Sklenarik.

These Luxaire Unit Heaters have been tested and approved by the American Gas Association for minimum clearances from combustible walls as follows:

From the top of the heater—	6 inches
From flue or vent connection in any direction—	6 inches
From either side of unit—	3 inches
From the bottom of the unit—	6 inches

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Luxaire Unit Heaters (Gas Fired) also to be marketed as Moncrief Unit Heaters, Models XX-60, XX-60-D, XX-90, XX-90-D, XX-120, XX-120-D, XX-180, XX-180-D, XX-240 and XX-240-D for use in New York City in accordance with this report and the provisions of Article 12, Administrative Building Code provided that each heater shall bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1254-61-SA."

The committee further recommends that the heaters may be installed with minimum clearances from combustible construction in accordance with the tests of the American Gas Association, but sufficient to allow for proper servicing of the equipment.

These heaters are not to be installed in garages or places of explosive atmosphere.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

1279-61-SA

APPLICANT—Midland-Ross Corporation, Janitrol Division, owner.

APPEARANCES—

For Applicant: Leo B. McCoy.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 1279-61-SA—Janitrol Division, Midland-Ross Corp., Columbus, Ohio, filed for approval of the appliance known as Janitrol Skyliner Series 56 Cooling Units under the provisions of C26-191.0 Administrative Building Code and Article 18, Chapter 19 Administrative Code.

USE: Air conditioning units for roof installation.

DESCRIPTION: The Janitrol Series 56 units are made in three sizes designated as Models 56-050, 56-080, and 56-100 with cooling capacities of 59,000 BTU/hr, 80,000 BTU/hr and 106,000 BTU/hr respectively. The Model 56-050 has a Tecumseh hermetic compressor driven by a 5 hp motor. The system is charged with 18 lbs. of R-22 refrigerant.

The Model 56-080 has a Copelametic semi-hermetic compressor driven by a 7½ hp. motor. The system is charged with 23½ lbs. of R-22 refrigerant.

The Model 56-100 has a Copelametic semi-hermetic compressor driven by a 10 hp. motor. The system is charged with 30 lbs. of R-22 refrigerant.

These units are factory assembled in heavy gauge, insulated aluminized steel weather proofed housing. For rooftop installation fiber glass foil coated metal ducts are supplied to be coupled to a ceiling diffuser directly below the unit.

Operation is by thermostat control and a signal light is installed at the thermostat base which will light up when filters should be replaced.

These units may also be installed in conjunction with approved gas fired furnaces to provide year-round air conditioning.

INSPECTION AND TEST: All data was examined by Assistant Engineer G. F. Sklenarik.

These units were tested and approved by Underwriters Laboratories, File SA 3055.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Janitrol Skyliner Series 56 Cooling Units for use in New York City under the provisions of Article 18, Chapter 19 Administrative Code provided that each unit shall bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1279-61-SA."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

1280-61-SA

APPLICANT—Janitrol Division for Midland-Ross Corporation, Janitrol Div., owner.

APPEARANCES—

For Applicant: Leo B. McCoy.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 1280-61-SA—Janitrol Division, Midland-Ross Corp., Columbus, Ohio, filed for approval of the appliance known as Janitrol Skyliner Series Rooftop Unit Series, 55, 56 and 80 under the provisions of Article 12, Chapter 26, and Article 18, Chapter 19 Administrative Code.

USE: Heating and cooling units for rooftop installation.

DESCRIPTION: The Janitrol Skyliner self contained units are available in three series.

The 55 Series are year-round air cooled combination cooling-heating units.

The 56 Series are cooling units only—see Calendar Num-

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ber 1279-61-SA.

The 80 Series are heating units only and were approved as the 71 Series under Calendar Number 335-53-SA.

The 56 and 80 Series make it possible to balance heating loads and/or cooling loads when the heating-cooling requirements cannot be satisfied by using 55 Series combination units alone.

There are three nominal cooling capacities of 5, 7½ and 10 tons. Heat input capacities for natural, manufactured, mixed or L.P. gas are from 100,000 to 200,000 BTU per hr. with 5 tons cooling, 100,000 to 300,000 BTU per hr. with 7½ tons cooling, and 150,000 to 300,000 BTU per hr. with 10 tons cooling.

The air connections are made with concentric moulded fiberglass foil coated meter ducts which are supplied to be coupled to the ceiling diffuser included for installation in the space directly below the unit. Operation is controlled by a low voltage thermostat furnished for installation in the conditioned space.

A signal light in the base of the thermostat lights up when the filters require changing.

The 5 ton cooling systems contain 18 lbs. of R-22 refrigerant and have a 5 hp. compressor motor.

The 7½ ton cooling systems contain 23½ lbs. of R-22 refrigerant and have a 7½ hp. compressor motor.

The 10 ton cooling systems contain 30 lbs. of R-22 refrigerant and have a 10 hp. compressor motor.

The heat sections have Janitrol gas fired two-pass duct furnaces. Burners are ribbon flame type and ignition is by constant burning pilot light with safety shut off in case of flame failure. The heat exchanger is ceramic coated both inside and outside.

Cabinet openings for fresh air intake and air for combustion and ventilation of the heater enclosure are provided with internal rain rejectors.

Venting is obtained by an integral flue gas exhaustor discharging through a 4 inch screened exhaust port in the end panel. An electrical interlock proves exhaustor operation before the low voltage automatic gas control system is energized.

INSPECTION AND TEST: All data was examined by Assistant Engineer G. F. Sklenarik.

The 56 Series have been approved by Underwriters Laboratories File SA 3055.

The 80 Series have been approved by American Gas Association.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Janitrol Skyliner Rooftop Unit Series 55, 56 and 80 for use in New York City under the provisions of Article 12, Chapter 26 and Article 18, Chapter 19 Administrative Code except that the furnace need not be connected to a legal chimney or separate flue. All electrical installation work shall conform to the Electrical Code of the City of New York and each combination unit shall bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1280-61-SA."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

1316-61-SM

APPLICANT—Bernard J. Gillroy for Carlson Hoist and Machine Company, Incorporated, owner.

APPEARANCES—

For Applicant: Bernard J. Gillroy, Henry J. Bopp and Joseph H. Bopp.

ACTION OF BOARD—Material approved in accordance

with the report and recommendation of Committee on Test.
THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
1316-61-SM—B. J. Gillroy for Carlson Hoist and Machine Co., Inc., filed for approval of the material known as Carlson Hoist and Machine Co. Plaster Bucket Hoist under the provisions of the Rules adopted by the Board under Calendar Number 784-41-SR.

USE: Hoist for plaster and similar materials.

DESCRIPTION: The hoist consists of guide rails, bucket, bucket frame and hoisting unit.

The track section consist of two parallel tracks that are set out perpendicular from the face of the building and each section consists of 2½" x 5½" spruce lumber, each section a maximum of 10'-0" in length, to which is attached the steel track made up of 3" x 2" x 3/16" angles. A 3" x ¼" splice plate is attached at each rail joint on opposite sides and is bolted through.

The guide rails are positioned at each story height or maximum height of 10'-0" by guide rail brackets of a minimum of ½" "steel plate" which is held by channel iron, placed on both inside and outside of the wall.

The cat head consists of two aluminum 7" channel beams which forms a cradle for the sheaves which run in roller bearings.

The hoisting cable is ⅝" diameter, 9 x 16 plow steel and the hoisting unit is a single drum hoisting unit having a rope speed of 575 F. P. M.

INSPECTION AND TEST: An installation was inspected by Vice Chairman E. W. Kleinert. The applicant has also submitted an analysis of the tower by E. Denzer, P. E. The report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Carlson Hoist and Machine Co. Plaster Bucket Hoist for use in New York City under the provisions of the Rules of the Board adopted under Calendar Number 784-41-SR on condition that the weight of the bucket and its contents shall not exceed 2250 lbs., that the height of the tower shall not exceed 350'-0", that the hoist track or guides be securely fastened back to the building every 10'-0", that the guide rail brackets shall be installed on not less than 8" of masonry, that the hoist be operated by a licensed operator, that all erection of the hoist shall be under the supervision of the owner-manufacturer, that the hoist shall be guarded by a substantial barrier at grade to a height of 8'-0", that signs shall be conspicuously posted prohibiting the riding, by personnel, in the bucket and plans submitted to the Department of Buildings showing the proposed use of this hoist shall be labeled, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1316-61-SM." And further that there shall be a lateral brace between the bottom sheave and the frame of the machine.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

1407-61-SA

APPLICANT—McIntosh Equipment Corporation for Layne and Bowler, Incorporated, owner.

APPEARANCES—

For Applicant: Frank L. Goetz.

ACTION OF BOARD—Appliance approved in accordance

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with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
1407-61-SA—McIntosh Equipment Corp., for Layne and
Bowler Incorporated, Memphis, Tenn., filed for approval
of the appliance known as Layne and Dualayne Vertical
Centrifugal Pump (for hazardous liquids) 6, 8, 10, 12 and
14 inch sizes under the provisions at the Oil Burner Rules
of the Board and Article 8, Chapter 19, Administrative
Code.

USE: Transfer and fueling pumps.

DESCRIPTION: The Layne Vertical Centrifugal Pumps
are used at petroleum bulk storage terminals, refueling sta-
tions and air fields.

The capacities range from 40 G.P.M. to 10,000 G.P.M. at
total heads of 30 to 2500 feet.

The assembled pump consists of a pump head with a seal,
discharge column and pump bowls with impellers.

The pump head is either of close grained cast iron or
fabricated steel and fits standard tank fittings. All heads
have flanged outlets with A.S.A. standard drilling and can
be furnished with deck plate gaskets. Heads are available
with fluid inlet and outlet at the top or with inlet at the
bottom. The heads are furnished with mechanical seal or
conventional stuffing box with means of lubricating the
packing.

The discharge column is a standard weight steel pipe
with screw coupled connections. If required, semi-steel
flanged connections are available. Screw coupled column
connections are heavy semi-steel with integrally cast align-
ing spiders. All abutting surfaces are machined.

Shafting is available in stainless steel, carbon steel or
Monel as required.

Pump bowls of the vertical turbine type are available
for use with relatively high pumping pressures. Mixed
flow and propeller type are available for medium to low
pressures and high capacities. Intermediate stages are
equipped with replaceable bowl wear rings and bearings
either of laminated plastic Textolite, Ryertex or Micarta
or high lead bronze. Suction nozzles are available in the
same materials. Impellers are dynamically and statically
balanced and are fastened to the shaft by either removable
collets or stainless steel keys; the bowl shaft being of stain-
less steel.

The "Dualayne" pump with inlet and discharge openings
both at the top in the pump head is an in-line booster or
transfer pump. It is equipped with a steel barrel which fits
around the pump column and is flange connected to the pump
head forming a well for the pump.

The motors used to drive these pumps will be of the
explosion proof type.

INSPECTION AND TEST: All data was examined by
Ass't. Engr. G. F. Sklenarik.

A pump of 50 g.p.m. capacity was submitted to the Un-
derwriters' Laboratories for test and was approved under
File MH 7025.

The basic design of all these pumps is the same.

RECOMMENDATION: The Committee on Test recom-
mends the approval of the appliance known as the Layne
and Dualayne Vertical Centrifugal Pumps 6, 8, 10, 12 and
14 inch sizes for use in New York City at refueling stations,
air fields and petroleum bulk storage terminals, in accord-
ance with this report, the Oil Burner Rules of the Board
and Article 8, Chapter 19, Administrative Code, provided that
each pump shall bear a label, permanently affixed, reading
"Approved by the Board of Standards and Appeals for use
in New York City under Calendar Number 1407-61-SA."

(Sgd.) WILLIAM A. NOLAN,
Director,

GEORGE F. SKLENARIK,
Asst. Engr.,

JOHN A. DARTS,
Asst. Eng.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does
hereby *approve* this appliance in accordance with the above
report.

1565-61-SA

APPLICANT—Delco Appliance Division, General Motors
Corporation, owner.

APPEARANCES—

For Applicant: Edward J. Maroney.

ACTION OF BOARD—Appliance approved in accordance
with report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
1565-61-SA—Delco Appliance Division, General Motors
Corporation, Rochester, N. Y., filed for approval of the ap-
pliance known as the DGH and DGC Series conditioners
under the provisions of Article 12, Chapter 26, Adminis-
trative Building Code.

USE: Gas-fired warm air heaters.

DESCRIPTION: The Model DGC is a counter flow type
forced air furnace and the Model DGH is an upflow type
furnace. The basic construction is the same, difference be-
ing in the air flow only. The BTU range is from 70,000 to
190,000.

The heat exchanger is of the multiple radiator design and
the individual radiators are of 18 gauge steel welded together
to form a one piece heat exchanger.

The burners are multiple slotted port burners made of
cast iron.

The housing is made of 22 gauge steel and is ribbed for
added strength.

The blowers are either direct drive or belt driven and if
the furnace model has a "D" suffix, it denotes direct drive,
Whereas a "B" suffix denotes belt drive.

INSPECTION AND TEST: Details of construction were
examined by Ass't. Engr. J. A. Darts and it was noted that
the appliances have been approved by the American Gas
Association.

RECOMMENDATION: The Committee on Test recom-
mends the approval of the appliances known as Models DGH
and DGC Series Conditioners (gas fired furnaces) as man-
ufactured by Delco Appliance Division, General Motors
Corporation for use in New York City when installed
in accordance with the requirements of Article 12, Chapter
26, Administrative Building Code.

The Committee further recommends that the Series DGC
may be installed with reduced clearances in accordance with
the manufacturers approval as granted by the American Gas
Association, in accordance with the provisions of C26-693.0.d
1 and 2, and further that the appliance shall bear a label,
permanently affixed, reading "Approved by the Board of
Standards and Appeals for use in New York City under
Calendar Number 1565-61-SA."

The Committee further recommends that these appliances
shall not be installed in garages or places of explosive
atmosphere.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does
hereby *approve* this appliance in accordance with the above
report.

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1600-61-SA

APPLICANT—Gilbert and Barker Manufacturing Company, owner; William Keay, Agent.

APPEARANCES—

For Applicant: William Keay.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 1600-61-SA—William Keay for Gilbert and Barker Manufacturing Co., West Springfield, Mass., filed for approval of the appliance known as Gilbarco and/or Esso Oil Burner, Models BD30-11, BD30-12, BD30-31 and BD30-32, under the provisions of the Oil Burner Rules of the Board and Article 12, Chapter 26 Administrative Building Code.

USE: Gun type oil burner.

DESCRIPTION: The oil burners are fully automatic gun-type oil burners and are basically the same as the burners approved by the Board under Calendar Number 733-58-SA except for the addition that the request models are equipped with a device known as The Magic Grid which is a cone permanently attached to the air cone of the burner and whose function it is to shape and control the flame.

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts, and it was noted that all models of the oil burner have been approved by the Underwriters Laboratories.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Gilbarco and/or Esso Oil Burner, Models BD30-11, BD30-12, BD30-31 and BD30-32 for use in New York City when installed in accordance with the requirements of Article 12, Chapter 26 Administrative Building Code and the Oil Burner Rules of the Board on condition that the burner bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1600-61-SA."

(Sgd.) WILLIAM A. NOLAN,
Director.

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

628-57-A

APPLICANT—Continental Can Company, Inc., owner.

SUBJECT—Application for consideration—reopening for amendment of the resolution—Appeal from a decision of the Fire Commissioner and a decision of the Borough Superintendent—re use of gas-fire oven, not of approved type; previously granted on condition.

PREMISES AFFECTED—50-02 55th Avenue, south side, 50 feet east of 50th Street, Block 2573, Lot 25, Maspeth, Borough of Queens.

APPEARANCES—

For Applicant: Paul F. Goodwin.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on March 11, 1958, on certain conditions; and

WHEREAS, the resolution was amended on July 29, 1958; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on March 11, 1958, as amended on July 29, 1958 by adding thereto:

"that the order of the Fire Commissioner dated August 14, 1961 and cited in his letter of March 16, 1962, acting on Order No. 4089-1, Objection No. 2, be and it hereby is modified, permitting nine 10,000-gallon buried tanks to be maintained for the storage and use of material with a flash point no lower than 40°F., substantially as shown on revised drawings marked 'Received April 13, 1962', 7 sheets, on condition that other than as herein amended the resolution above cited shall be complied with in all respects."

697-57-A

APPLICANT—Schaefer and Atkin for Spanish Eastern Convention of the Assemblies of God, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance—re Appeal from a decision of the Borough Superintendent—re Class IV construction—commercial, pasageway at rear, etc., previously granted on condition.

PREMISES AFFECTED—633 Prospect Avenue, west side, 50 feet north of East 151st Street, Block 2674, Lot 75, Borough of The Bronx.

APPEARANCES—

For Applicant: Victor E. Block and Rev. Manuel Rolan.

ACTION OF BOARD—Application reopened and term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on January 14, 1958, on certain conditions; and

WHEREAS, the applicant requested an extension of the term of variance; and

WHEREAS, the building has been inspected by a committee of the Board and the Board does not consider another inspection necessary at this time.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on January 14, 1958, only as to the term of the variance, so that as amended this portion of the resolution shall read:

"granted for a term of ten (10) years from the date of this amended resolution, to permit . . .; that other than as herein amended the resolution above cited shall be complied with in all respects." (Alt. 361/57)

353-60-A

APPLICANT—William S. Shary for New York City Mission Society, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent—re bulkhead to roof and fire-retarding of public hall partitions; previously granted on condition.

PREMISES AFFECTED—348 Convent Avenue, west side, 79 feet south of West 145th Street, Block 2059, Lot 48, Borough of Manhattan.

APPEARANCES—

For Applicant: William S. Shary.

ACTION OF BOARD—Application reopened and resolution amended.

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THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on October 11, 1960, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on October 11, 1960, by adding thereto:

"that the nine self-closing doors to the public halls on the second and third floors may be permitted to remain, as shown on revised drawings marked "Received April 11, 1962, 2 sheets, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Alt. 1936/59)

1488-61-A

APPLICANT—Saul Goldsmith, for Circle Wire and Cable Corporation, owner.

SUBJECT—Application September 27, 1961—Appeal from a decision of the Borough Superintendent, removal of interior fire wall.

PREMISES AFFECTED—55-04 to 55-28 Maspeth Avenue and 57-01 to 57-65 Page Place, southeast corner, Block 2610, Lot 524, Maspeth, Borough of Queens.

APPEARANCES—

For Applicant: Saul Goldsmith.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 15, 1961 on Alt. Applic. 1239-61, reads:

"1. The proposed removal of the interior fire wall combining Class 3 and Class 1 construction is contrary to Chapter 26-254.0(4.2.1) under the tabular limits of the Ad. Code."

and

WHEREAS, this appeal has been considered by the Board and the Board does not feel that it is necessary to inspect the premises provided certain conditions are met.

Resolved, that the decision of the Borough Superintendent, dated September 15, 1961, acting on Alt. Applic. 1239-61, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this appeal dated March 5, 1962, 4 sheets; on further condition that there shall be a 2-source sprinkler system installed and maintained with a central office connection; and that all other laws, rules and regulations applicable shall be complied with.

482-54-A—Vol. II

APPLICANT—Alfred Rader for 195-197 William Street Corporation, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—Appeal from a decision of the Borough Superintendent; previously granted on condition.

PREMISES AFFECTED—195 William Street, west side, 103' 9½" south of Frankfort Street, Block 102, Lot 12, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

329-61-A

APPLICANT—Trotta and Sparta for C. and M. Holding Corporation, owner; Monitor Machinery Corporation, lessee.

SUBJECT—Application March 21, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—1728 Shore Parkway, west side, 526 feet north of Bay 38th Street, Block 6942, Lot 2, Borough of Brooklyn.

APPEARANCES—

For Applicant: Irwin Emerman.

ACTION OF BOARD—Appeal withdrawn at the request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

584-61-A

APPLICANT—J. M. Berlinger for David Morgenstern and Manny E. Duell, owners.

SUBJECT—Application May 3, 1961—Filed pursuant to section 310 of the Multiple Dwelling Law for variation of Sections 216, and 34, of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—60 West 10th Street, south side, 150 feet 6¼ inches east of 6th Avenue, Block 573, Lot 11, Borough of Manhattan.

APPEARANCES—

For Applicant: J. M. Berlinger.

ACTION OF BOARD—Laid over to May 22, 1962, at 2 P.M. for inspection and decision; hearing closed.

673-61-A

APPLICANT—Charles M. Shapiro for Battle Creek Finishing Corporation, owner.

SUBJECT—Application May 5, 1961—Appeal from a decision of the Fire Commissioner and Borough Superintendent, re—Paint Spray Equipment.

PREMISES AFFECTED—1515 Hart Place, northwest corner of West 15th Street, Block 6997, Lot 136, Borough of Brooklyn.

APPEARANCES—

For Applicant: Elliott J. Shapiro.

ACTION OF BOARD—Laid over to May 22, 1962, at 2 P.M. for inspection and decision; hearing closed.

872-61-A

APPLICANT—Charles M. Spindler for Samuel Gottlieb, owner.

SUBJECT—Application June 12, 1961—Appeal from a decision of the Borough Superintendent re—wood frame structures, enlargement, chimney.

PREMISES AFFECTED—92-110 Beach 64th Street, east side, 580 feet south of Larkin Avenue, Block 15935, Lots 1 and 16, Arverne, Borough of Queens.

APPEARANCES—

For Applicant: Chas. M. Spindler and J. F. Fitzsimons.

ACTION OF BOARD—Laid over to May 22, 1962, at 2 P.M. at request of the applicant for him to consult the Department of Buildings.

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1322-61-A

APPLICANT—Saul Goldsmith for Simon Holland and Son, Inc., owner.

SUBJECT—Application August 14, 1961—Appeal from a decision of the Borough Superintendent, re—paint spraying equipment.

PREMISES AFFECTED—1490-1494 Linden Boulevard, south side, 262 feet, 2 inches east of Rockaway Avenue, Block 3644, Lot 73, Borough of Brooklyn.

APPEARANCES—

For Applicant: Saul Goldsmith.

ACTION OF BOARD—Laid over to May 22, 1962, at 2 P.M. for inspection and decision; hearing closed.

1432-61-A

APPLICANT—John E. Paggioli for Michael Chaputo, Jr., owner.

SUBJECT—Application September 15, 1961—Filed pursuant Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—571 Arden Avenue, northeast corner of Sheldon Avenue, Block 5706, Lot 10, Annadale, Borough of Richmond.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

59-62-A

APPLICANT—Albert Melniker for Robert G. Neylon and Mildren E. Neylon, owners.

SUBJECT—Application January 15, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—43 Watson Avenue, West side, 137.75 feet north of Pearson Street, Block 2631, Lot 52, Travis, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

60-62-A

APPLICANT—Albert Melniker for Philip Steinberg, owner.

SUBJECT—Application January 15, 1962—Filed pursuant to Section 36 of the General City Law—re building not facing legal street.

PREMISES AFFECTED—15 Gurdon Street, north side, 100 feet west of Woolley Avenue, Block 474, Lot 179, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

61-62-A

APPLICANT—Albert Melniker for Philip Steinberg, owner.

SUBJECT—Application January 15, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—19 Gurdon Street, north side, 147 feet west of Woolley Avenue, Block 474, Lot 181, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

64-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—18 Dora Street, south side, 154.09 feet west of Woolley Avenue, Block 472, Lot 48, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

65-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—22 Dora Street, south side, 198.-09 feet west of Woolley Avenue, Block 472, Lot 46, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

66-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—32 Dora Street, south side, 286.-09 feet west of Woolley Avenue, Block 472, Lot 42, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

67-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—36 Dora Street, south side. 328.-09 feet west of Woolley Avenue, Block 472, Lot 40, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

992-38-BZ—Vol. II

APPLICANT—Paul Friedman for Sidney Esikoff and Theodore Tannor, owners.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired May 9, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a gasoline service station, including lubrication, auto washing, non-automatic, office, sales of accessories, minor repairs, with hand tools only, auto safety inspection station, parking and storage of motor

MINUTES

vehicles, with ground sign, all for a stated term of twenty (20) years.

PREMISES AFFECTED—2800-2824 Bruckner Boulevard, south side, from Swinton Avenue to Quincy Avenue, Block 5534, Lot 1, Borough of The Bronx.

APPEARANCES—

For Applicant: Paul Friedman.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 9, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 9, 1961, only as to the time to obtain permits and complete the work, so that at *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 296/60)

871-49-BZ—Vol. IV

APPLICANT—Frederick A. Ketcher for Mel-Mar Development Corporation, owner; Rayco Auto Seat Covers Incorporated, lessee.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7i and 7e of the Zoning Resolution, to permit in a business and residence use district, the increase in size of the one story building, and extend the present uses of display, sales and installation of auto seat covers, minor motor vehicle repairs limited to replacement of mufflers and tail pipes, with use of oxygen acetylene torch and patron parking of more than five (5) motor vehicles with the additional uses of shock absorber and brake service and wheel alignment and the installation of batteries and tires.

PREMISES AFFECTED—591 East Fordham Road, north side, 128 feet east of Hoffman Street, Block 3273, Lots 261 and 263, Borough of The Bronx.

APPEARANCES—

For Applicant: Frederick A. Ketcher.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on November 8, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on November 8, 1961, by adding thereto:

"that the proposed extension may be redesigned, decreased in area and constructed substantially as shown on revised drawings marked 'Received April 19, 1962', 3 sheets, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Alt. 264/61)

722-52-BZ—Vol. III

APPLICANT—Herman Kron for 146 Centre Street Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution and extension of time to complete which expired March 14, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a business use district, the erection of a two-story structure for the storage of more than 5 motor vehicles on the 1st and 2nd floors and roof and a gasoline service station, lubritorium, car wash and motor vehicle repairs, office and storage of accessory parts.

PREMISES AFFECTED—Entire block bounded by Baxter Street, Walker Street and Centre Street; 96-98 Baxter Street and 125 Walker Street, Block 198, Lots 5, 8, 10, 11 and 12, Borough of Manhattan.

APPEARANCES—

For Applicant: Herman Kron.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. III, on July 23, 1957, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on March 14, 1961; and

WHEREAS, the term of variance was last extended on March 14, 1961; and

WHEREAS, the resolution was last amended on March 14, 1961; and

WHEREAS, the applicant requested a further amendment of the resolution and extension of time to complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 18, 1954, as *amended* through March 14, 1961, by adding thereto:

"that there may be one 4-pump island facing Center Street, instead of the two 2-pump islands heretofore permitted, as shown on revised drawing marked 'Received April 12, 1962', one sheet, *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects, including the requirement for submission of sign details for approval by the Board".

and *further amended* as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that work shall be completed within one year from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 109/52)

846-52-BZ

APPLICANT—Paul Friedman for Sutway Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired April 18, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 9A of the Zoning Resolution, permitting partly in a residence use E area and Class use D area and Class One times height district, the erection and maintenance of a three unit six story apartment building with accessory garages more than the permitted height within two miles of an airport.

PREMISES AFFECTED—125-02 to 125-06, 126-20, 125-24, 125-36 and 125-40 Sutphin Boulevard, west side, 245.36 feet south of 123rd Avenue, through Rockaway Boulevard, Block 12051, Lot 1, South Ozone Park, Borough of Queens.

MINUTES

APPEARANCES—

For Applicant: Paul Friedman.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, and Commissioner Becker 3
Negative: Commissioner Fox and Commissioner Klein. 2

THE RESOLUTION—

WHEREAS, this application was granted by the Board on February 25, 1953, on certain conditions; and

WHEREAS, the resolution was amended on December 22, 1953; and

WHEREAS, time to obtain permits and complete the work was extended on April 18, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on February 25, 1953, as *amended* through April 18, 1961, only as to the time to obtain permits and complete the work so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 5485/52)

737-58-BZ

APPLICANT—Kenneth W. Milnes for Tidewater Oil Company, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired April 25, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 7a of the Zoning Resolution, permitting in a retail and residence use district, the reconstruction of an existing gasoline service station, lubritorium, sales room, minor repair and car washing, the proposed reconstruction to provide a new accessory building, additional gasoline tanks and pumps, the relocation of the existing pumps and curb cuts within 75 feet of a residence use district.

PREMISES AFFECTED—717 Richmond Road, northwest corner of Price Street, Block 631, Lot 1, Concord, Borough of Richmond.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 5, 1959, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on April 25, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 5, 1959, as *amended* through April 25, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 1216/58)

782-56-BZ—Vol. II

APPLICANT—Irwin Emerman for Texaco, Incorporated, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired May 2, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f, 7i, 7e and 7A of the Zoning Resolution, permitting in a retail use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, car washing, storage, office and sales, parking and storage of motor vehicles with show window and sign less than 75 feet from a residence use district, for a stated term of 15 years.

PREMISES AFFECTED—195-06 to 195-24 (195-02 official) Northern Boulevard, south side from 195th to 196th Street, 43-01 to 43-09 195th Street, and 43-02 to 43-10 196th Street, Block 5519, Lot 1, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Irwin Emerman.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. II, on April 21, 1959, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on May 2, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 21, 1959, as *amended* through May 2, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 52/58)

897-60-BZ

APPLICANT—Leonard F. Rothkrug for Gertrude Christie, owner; Christie and Sons, lessee.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired April 4, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a business district, the addition of power saws and storage of lumber to an existing use for manufacturing of wood doors, and the permitted extension of the building.

PREMISES AFFECTED—2011-2017 Utica Avenue, east side, 240 feet south of Avenue L, Block 7848, Lots 28 and 32, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 4, 1961, on certain conditions; and

WHEREAS, the resolution was amended on February 6, 1962; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 4, 1961, as

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amended on February 6, 1962, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 2131/60)

381-27-BZ—Vol. IV

APPLICANT—Joseph G. Shields for The Cord Meyer Company, owner; Jackson 89th Street Garage, Inc., lessee.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired May 7, 1962—decision of the Borough Superintendent previously granted on condition, under Sections 7h and 21 of the Zoning Resolution, permitting in a business and residence use district, the use of premises as a public garage for more than 5 motor vehicles in the cellar and for public garage for more than five motor vehicles and a store on the 1st story and for public garage for more than five motor vehicles on the 2nd story and parking and storage for more than five motor vehicles on adjacent land.

PREMISES AFFECTED—88-09 Roosevelt Avenue, north side from 88th to 89th Streets, Block 1476, Lot 34, Elmhurst, Borough of Queens.

APPEARANCES—

For Applicant: Joseph G. Shields.

ACTION OF BOARD—Application reopened and set for hearing on June 5, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

803-51-BZ

APPLICANT—Max Siegel Associates for Dougville Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired April 2, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a local retail and residence use

district, the erection and maintenance of a miniature golf course for a term of five years.

PREMISES AFFECTED—227-03 Northern Boulevard, northeast corner of 227th Street, Block 6333, Lot 1, Bay-side, Borough of Queens.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: Samuel Bodian, Park Dept.

ACTION OF BOARD—Application reopened and set for hearing on June 5, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

733-56-BZ

APPLICANT—Carl Puchall for Lillian Reinschreiber and Abraham I. Mayer, owners; Morris Park Garage, Inc., lessee.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired March 26, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storing of motor vehicles.

PREMISES AFFECTED—283 East 164th Street, northwest corner of College Avenue, Block 2432, Lot 19, Borough of The Bronx.

APPEARANCES—

For Applicant: Carl Puchall.

ACTION OF BOARD—Application reopened and set for hearing on June 5, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

Adjourned 3:10 P.M.

James P. Mulroy, *Secretary*

RULES

Fire Drill Rules, Adopted by the Board of Standards and Appeals, October 5, 1923

(593-23-SR)

DEFINITION OF "FIRE DRILL"

The method and practice of the systematic and orderly vacating of a building by its occupants in case of emergency, panic or fire in the least possible time—by the nearest safe means of exit—and the use of fire appliances which shall be provided for the extinguishing or retarding of fire and the safeguarding of human life.

Rule 1.

In all buildings as defined in Article 1, Section 10 of the Labor Law in which fire drills are required pursuant to Section 279 thereof and in any other building in which such drills are required by the Fire Commissioner pursuant to the power conferred in section 491 of the New York City Charter, it shall be the duty of the owners, lessees or tenants to conduct fire drills monthly and at such other times as the Fire Commissioner may direct.

For the purpose of conducting such fire drills the owner or tenants shall appoint from among their employees such responsible and dependable persons, male or female, who shall efficiently perform the duties of the various positions of the fire drill organization, as specified on the accompanying chart.

It shall be the duty of the owner or tenant to enter in the blank spaces provided for that purpose in said chart the names of persons so selected and post said chart and copies of the rules in a conspicuous place.

FIRE DRILL ORGANIZATION

Premises
Name of concern.....
Building No.Story.....

FOREMAN OR PERSON IN CHARGE

Regular Substitute

WATCHMAN

.....
.....

MALE SEARCHER

.....

FEMALE SEARCHER

.....

STREET ALARM BOX RUNNER

.....

FIRE BRIGADE

.....
.....
.....

EXIT GUARDS

Exit.....
".....
".....
".....
".....

Squad Monitors

Squad No. 1.....
" " 2.....
" " 3.....

..... " " 4.....
..... " " 5.....
..... " " 6.....

Rule 2. Duties of Foreman.

The Foreman or Person in Charge shall direct, enforce and have full charge of the "Fire Drill" in every factory on each floor. Each day before work is begun he shall see that extinguishers, fire hose, fire buckets, etc., are in readiness for use, exit doors are unlocked, aisles are free from obstruction, that stairways, halls, etc., are properly lighted, and shall remedy any dangerous condition found to exist. Immediately after work is commenced he shall check up the Fire Drill Organization list and note if the regularly assigned persons are present; if any are found to be absent, he shall assign other employees (if practicable) to perform their duties.

He shall immediately notify new employees of the existence of the Fire Drill Organization and give them the necessary instructions as to the duties they are to perform, etc.

He shall be familiar with the operation and location of the interior alarm signal box on his floor.

He shall listen for the test signal each morning at the appointed hour and in the event of the test signal not being heard he shall communicate with the superintendent or other person in charge of the building and advise him of the fact. The (Floor Captain's) Foreman's orders are final as to the carrying out of the fire drill on his particular floor.

Rule 3. Duties of Watchmen.

The WATCHMEN shall see that all doors and windows are closed so as to prevent the spread of fire. The WATCHMEN shall be the only persons permitted to remain on the floor during the progress of a fire drill and do so at their own risk. For ordinary purposes only one watchman and a substitute shall be designated. In special cases, however, extra watchmen may be assigned by consent in writing from Fire Commissioner.

Rule 4. Duties of Searchers.

The MALE AND FEMALE SEARCHERS shall search all toilets, dressing rooms and emergency rooms used and frequented by their sex and all other portions of the floor and order all persons, except those authorized to remain, to leave the premises. They are to take care of and assist all persons who may faint or be disabled.

SEARCHERS shall leave the floor immediately after the last squad leaves.

Rule 5. Duties of Street Alarm Box Runner.

The STREET-ALARM-BOX-RUNNER shall be familiar with the location of the nearest city fire alarm box and know how it is operated.

In ordinary practice fire drills the STREET-ALARM-BOX-RUNNER shall report to the Foreman for orders, and if his services are not required he shall promptly file out of the premises with the other occupants.

Only when a fire actually occurs on his floor, or when ordered to do so by the Foreman, shall the STREET-ALARM-BOX-RUNNER proceed to the street alarm box and send in the fire alarm.

Rule 6. Duties of Fire Brigade.

The fire brigade shall have full charge of the operation of all auxiliary fire fighting apparatus and shall endeavor to extinguish, or at least hold in check until the arrival of the Fire Department, any fire that may occur. When it is necessary for the fire brigade to respond to different floors in the building they shall not use the stairways or fire escapes while the occupants are escaping from the premises.

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RULES

Rule 7. Duties of Exit Guards.

The EXIT GUARDS shall station themselves at all exit doors leading to fire escapes, stairways, and other means of escape immediately upon the sounding of the alarm. There shall be two guards for each exit, if practicable; one to stand in the hallway holding back the door and the other directly inside on the floor. They are to keep the exit doors open and direct the movements of the persons using these exits and prevent congestion.

EXIT GUARDS shall remain at their stations until all of the occupants of the building have passed their station. Then close their doors and pass out of the building. Upon signal for the occupants to return, EXIT GUARDS shall take their designated stations and remain there until all persons have returned to their respective floors.

Rule 8. Duties of Squad Monitors.

The SQUAD MONITORS, as soon as the alarm is sounded, shall see that the employees under their charge quickly form into line, two abreast, and numbering not more than thirty to each squad. They shall see that all aisles and passageways are cleared of obstructions.

Note: Chairs, stools, baskets, etc., should be pushed under or placed on top of work benches.

MONITORS shall proceed at the head of their respective squads to the exit assigned, and then march up or down the stairs or to other exits as directed by the EXIT GUARDS.

On reaching the sidewalk MONITORS shall keep their squads in order and lead them a reasonable distance from the building, so as not to cause congestion and interference with fire apparatus. When the proper signal is given they shall return to their respective floors at head of their squads.

MONITORS will at all times see that those under their charge conduct themselves in a respectable and orderly manner.

Rule 9. Holding of Drills.

FIRE DRILLS shall be held at least once each month at varied hours of the day, and all of the occupants shall participate therein simultaneously. Such drills shall conduct all occupants to a place of safety.

Where dual operation interior fire alarm systems are installed as permitted under Rule 10.1 of the interior fire alarm rules of the Board of Standards and Appeals, the fire drill conducted each month shall include all of the persons on the premises engaged at work for a factory, and drills shall be conducted at least twice, each year in which all of the persons on the premises shall participate simultaneously.

Rule 10. Duties of Owner.

It shall be the duty of the OWNER, LESSEE OR TENANT OF THE BUILDING or his authorized agent or their representatives to personally observe that the "Fire Drill" is held simultaneously on every floor of the building and the participation therein of every occupant of such building. Any FIRE DRILL in which all of the occupants do not participate shall not be considered as complying with the LAW, except as otherwise provided in these rules.

The person or persons representing the OWNERS, LESSEE OR TENANT, who supervises the FIRE DRILL at the building shall submit to an examination by the Division of Fire Prevention as to their experience and general fitness for such duties, and shall be so certified in writing by the FIRE COMMISSIONER.

It shall be the duty of the ENGINEER, SUPERINTENDENT or other PERSON IN CHARGE, of a building having an interior fire alarm system to test such system daily, immediately after the beginning of business, and to see that all apparatus operated by springs, requiring winding are rewound after each alarm and kept in normal condition for operation.

Rule 11. Duties of Engineer.

Whenever it is necessary to test the fire alarm system at any other time of the day, owing to repairs, etc., being made, the PERSON IN CHARGE OF BUILDING will first notify all Foremen of the several floors of the intended test and likewise notify them when the repairs, etc. are completed. This precaution is taken to prevent confusion and excitement, also misunderstanding of the alarm signals.

It shall also be the duty of the PERSON IN CHARGE OF BUILDING to sound the interior alarm system at irregular intervals, but not less than once each calendar month, for the purpose of holding practice fire drills. He shall keep on the premises a record of such drills, showing the date when held and the required time for all occupants to reach the street or a point of safety outside the building.

The PERSON IN CHARGE OF BUILDING must immediately acquaint new tenants of the existence of the "Fire Drill" Organization and its purport.

Rule 12. Registration.

The name and address of every person, corporation or co-partnership, that will, under professional service, carry on the trade, business or calling of establishing, maintaining or supervising the "Fire Drill" shall be registered in the Fire Department, which Department shall, upon evidence of fitness, grant a certificate to that effect.

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NEW

UNIVERSITY OF ILLINOIS

JUN 8 1962

BULLETIN

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TELEPHONE—WOrth 4-5656, Extensions 500 through 516.

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—Vol. II, 714-59-BZ, 139-60-A, 304-60-BZ—Vol. II,
1422-61-BZ, 1463-61-BZ, 1490-61-BZ, 1491-61-A, 1570-61-
BZ, 1662-61-BZ, 1669-61-BZ, 1671-61-BZ, 1733-61-BZ,
1742-61-BZ, 1757-61-BZ, 1759-61-BZ, 1760-61-BZ, 1832-
61-BZ, 1833-61-A, 280-31-BZ—Vol. II, 617-47-BZ—
Vol. II, 164-52-BZ—Vol. I, 106-56-BZ, 329-56-BZ, 610-
56-BZ, 526-57-BZ, 554-60-BZ, 310-61-BZ, 311-61-BZ,
1617-61-BZ, 1695-61-BZ, 1700-61-BZ, 1705-61-BZ, 1718-
61-BZ, 1743-61-BZ, 1755-61-BZ and 1756-61-A.

Minutes of Regular Meeting, Tuesday Afternoon, May
15, 1962, Affecting Calendar Numbers 154-61-A, 269-
61-A, 270-61-A, 338-61-A, 987-61-A, 1056-61-A, 1444-

COURT DECISIONS.

Matter of Milmic Realty Corp. vs. Board:—On October 24, 1961, the Board denied its appeal from an order of the Fire Commissioner in regard to an automatic sprinkler system; Calendar No. 106-61-A; Premises 50 Bowery, west side, 100 feet south of Canal Street, 20-24 Elizabeth Street, Block 202, Lot 23, Borough of Manhattan.

At Supreme Court, Special Term, Part I, Mr. Justice Helman vacated the order of certiorari, dismissed the petition and affirmed the determination of the Board of Standards and Appeals.
(N. Y. Law Journal, May 16, 1962, page 13).

* * * * *

Matter of 3319 Realty Corp. vs. Board:—On July 12, 1960, the Board denied the application reopened January 19, 1960, based on a decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district the conversion of a bank of 57 single car public garages into a laundry supplies and garment storage area, and an open parking lot for Riteway Laundry employees; Calendar Number 341-43-BZ—Vol. V; Premises 3319-3325 Atlantic Avenue, northeast corner of Euclid Avenue, Block 4145, Lots 1, 13 and 23, Borough of Brooklyn.

At Supreme Court, Special Term, Part I, Mr. Justice Olliffe rendered the following decision:

"The determination is accordingly annulled and the matter is remitted to the Board for reconsideration and the making of a determination with leave to the parties to present such other and further proof as they may be advised. The court has not passed, in the light of the new Zoning Resolution, upon the merits of the controversy and its decision to annul the determination of the Board should not be construed as indicating that the petitioners are entitled upon reconsideration of the matter to a result other than the original determination. The Board should feel free upon reconsideration to reach the conclusion they regard as warranted.
Settle order on notice."

(N. Y. Law Journal, May 14, 1962, pages 18 and 19).

61-A, 137-62-A, 179-62-A, 305-58-A—Vol. II, 930-60-A, 266-61-A, 327-61-A, 652-61-A, 1061-61-A, 1221-61-A, 68-62-A, 69-62-A, 70-62-A, 71-62-A, 72-62-A, 81-62-A, 82-62-A, 361-37-BZ—Vol. IV, 736-45-BZ—Vol. II, 529-52-BZ—Vol. II, 609-59-BZ, 279-60-BZ, 50-61-BZ, 421-50-BZ, 699-54-BZ, 722-56-BZ and 18-58-BZ.

Minutes of the Regular Meeting, Tuesday Afternoon, March 13, 1962, Affecting Calendar Numbers, 62-61-SA, 244-61-SA, 400-61-SA, 1445-61-SA and 90-62-SA.

Correction Affecting Calendar Number 112-59-BZ.

Warning.

CALENDAR

DOCKET

New Cases filed up to May 15, 1962.

Cal. No. Dept. Premises Affected

389-62-A—F.D.—90-98 Broad Street, west side, from Stone Street to Bridge Street, 14-20 Stone Street, to 31-37 Bridge Street, Block 10, Lot 16, Borough of Manhattan, F.D. Order No. 1479-2, re—sprinkler system.

390-62-SM—American No-down-draft—Gas Vent Cap (used as vent termination for Type B Gas Vent), manufactured by American Metal Products Co. Inc., Material.

391-62-A—F.D.—1549-1551 Forest Avenue, north side, 209.06 feet east of Decker Avenue, Block 385, Lots 38 and 200, Port Richmond, Borough of Richmond, F.D. Order No. 81-2, re—sprinkler system.

392-62-A—B.Bx.—620-640 West 239th Street, south side, from Independence Avenue to Blackstone Avenue, Block 3417, Lot 362, Borough of The Bronx, Alt. 1188-61, re—cellar apartments.

393-62-BZ—B.M.—652 Lexington Avenue and 130 East 55th Street, southwest corner, Block 1309, Lot 56, Borough of Manhattan, Alt. 93-62, re—enlargement of existing non-complying building, C6-6 district.

394-62-A—F.D.—Block bounded by Powells Cove Boulevard, 9th Avenue and 12th Avenue, 162nd Street, 166th Street and Utopia Parkway (Building Nos. 1 to 32 inclusive), Block 4591, Lots 66, 82, 96, 83, 103, 109, 118, 129, 135, 145, 75, Block 4588, Lots 1, 23, 24, 36, 52, 51, 38, Block 4603, Lots 2, 48, 34, 32, 19, and 18, Block 4602, Lots 34, 30, 131, 125, 120, 119 and 110, Block 4574, Lot 104, Beechhurst, Borough of Queens, F.D. Violation Order Nos. 474653, 474654 and 474655, re—certificate of fitness for operation of oil burner in each of 32 buildings.

395-62-A—B.Q.—108-20 to 110-10 Horace Harding Expressway, southwest corner Colonial Avenue, Block 2160, Lot 2, Forest Hills, Borough of Queens, N.B. 4118-61, re—review of decision of Borough Superintendent, re—zoning matter.

396-62-A—B.Q.—61-20 Grand Central Parkway, southwest corner, Horace Harding Expressway, Block 2162, Lot 106, Forest Hills, Borough of Queens, N.B. 4119-61, re—review of the decision of the Borough Superintendent, re—zoning matter.

397-62-A—F.D.—15-17 Allen Street, and 73 Canal Street, northwest corner, Block 300, Lot 29, Borough of Manhattan, F.D. Violation Order No. 482676, re—sprinkler system.

398-62-A—F.D.—100-106 Avenue of the Americas and 17-39 Watts Street, southeast corner, and 27-39 Thompson Street, Block 476, Lots 7, 9, 10, 32, 37 and 40, Borough of Manhattan, F.D. Decision 4-6-62, re—permission to keep factory locked during working day.

399-62-A—F.D.—15 West 37th Street, north side, 325 feet west of Fifth Avenue, Block 835, Lot 29, Borough of Manhattan, Borough of Manhattan, F.D. Decision 4-5-62, re—elevator in readiness at all hours.

400-62-A—F.D.—240-246 West 60th Street, south side, 200 feet east of West End Avenue, Block 1151, Lot 53, Borough of Manhattan, F.D. Order No. 2811-1 and Decision April 20, 1962, re—film kept in closed containers and approved vaults; provide a sprinkler system.

401-62-SM—Atlantic Portland Cement, Type I (general concrete construction), manufactured by Atlantic Cement Co., Material.

402-62-A—F.D.—387-391 West 12th Street, north side, 154 feet west of Washington Street, Block 641, Lot 28, Borough of Manhattan, F.D. Order No. 3455-1, re—sprinkler system.

403-62-A—F.D.—983-985 Flatbush Avenue, east side, 95 feet, 3 inches south of Albemarle Road, Block 5126, Lot 14, Borough of Brooklyn, F.D. Order No. 1232-2, re—sprinkler system.

404-62-BZ—B.Q.—118-01 to 118-09 Rockaway Boulevard, northeast corner 118th Street, Block 11662, Lots 6, 8, 9, 22 and 26, Ozone Park, Borough of Queens, N.B. 283-62, re—extension of existing gasoline service station, etc., C2-4 district.

405-62-A—B.Bx.—2162 Muliner Avenue, east side, 383.33 feet north of Lydig Avenue, Block 4324, Lot 21, Borough of The Bronx, Alt. 66-62, re—cellar apartment; fuel oil tank; gas meters, relocation of.

406-62-A—F.D.—Folder 122—Containers for flammable liquids, not in conformity with Administrative Code.

407-62-A—B.B.—1759-1761 Rockaway Parkway and 9701-9715 Avenue L, northeast corner, Block 8243, Lot 5, Borough of Brooklyn, N.B. 2859-61, re—cellar stair.

408-62-A—F.D.—4 West 16th Street, south side, 115 feet west of 5th Avenue, Block 817, Lot 57, Borough of Manhattan, F.D. Violation Order No. 552624, re—sprinkler system.

409-62-A—B.M.—34 and 36 East 10th Street, south side, 222 feet 3 inches east of University Place, Block 561, Lots 12 and 13, Borough of Manhattan, Alt. 254-60, re—horizontal exits.

410-62-A—B.Bx.—130 East 165th Street, south side, 73.47 feet east of Walton Avenue, Block 2471, Lot 19, Borough of The Bronx, Alt. 896-61, re—parking and storage of more than five motor vehicles.

411-62-A—F.D.—1850-1860 East Tremont Avenue, southeast corner Leland Avenue, Block 3927, Lot 1, Borough of The Bronx, F.D. Order No. 80-2, re—sprinkler system.

412-62-BZ—B.M.—301-303 East 78th Street and 1498-1506 Second Avenue, northeast corner, Block 1453, Lots 1, 2, 3, 4, and 52, Borough of Manhattan, N.B. 114-60, re—accessory garage, apartment house, C1-9 and R10 District.

413-62-SM—Portland Cement, ASTM, C-150-60 Type I, manufactured by Miron Co., Ltd., Material.

CALENDAR

414-62-SM—Geocoustic Units (white only), (sound absorption for room acoustical treatment), manufactured by Pittsburgh Corning Corp., Material.

415-62-A—B.M.—51-55 East 3rd Street, north side, 120 feet east of 2nd Avenue, Block 445, Lots 59, 61, Borough of Manhattan, Alt. 2007-61, re—stair enclosures, fireproof partitions for public hall.

Restored to Docket

305-58-A—Vol. II—B.M.—35 West 21st Street, north side, 373 feet 9½ inches east of Avenue of the Americas, Block 823, Lot 19, Borough of Manhattan, Alt. 322-62, re—fire escapes as 2nd means of egress.

421-50-BZ—B.M.—4778-4782 Broadway, east side, 225 feet north of Dyckman Street, Block 2233, Lot 10, Borough of Manhattan, N.B. 51-50, reopened for consideration as to extension of term of variance, re—gasoline service station, lubricatorium, auto laundry, parking and storage, etc.—residence and business use districts.

722-56-BZ—B.Bx.—Northwest corner of Grand Avenue and West 176th Street, Block 2867, Lot 98, Borough of The Bronx, Alt. 857-56, reopened for consideration as to extension of term of variance, re—parking lot—residence use district.

699-54-BZ—B.Bx.—2231 Belmont Avenue, west side, 150 feet south of East 183rd Street, Block 3086, Lot 36, Borough of The Bronx, Alt. 766-54, reopened for consideration as to extension of term of variance, re—parking and storage of motor vehicles—residence use district.

18-58-BZ—B.Bx.—3308 Edson Avenue, northeast corner of Givan Avenue, Block 4881, Lots 75 and 77, Borough of The Bronx, Amendment to Alt. 1165-57, reopened for consideration as to extension of term of variance, re—saw and planing mill—business use district.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

RULES

	Last Publication
Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier, Rules ..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of ..	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime) ..	Aug. 3, 1937—Vol. 22, No. 31
Coin-Operated Dry Cleaning Establishments, Rules Covering ..	Mar. 29, 1962—Vol. 47, No. 13
Dry Cleaning Establishments Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.

	Last Publication
Fire Alarm Rules (Interior)	April 15, 1958.
Fire Drill Rules	May 17, 1962—Vol. 47, No. 20
Fire Resistive, Flameproof Materials, etc., Rules for Testing of Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	Feb. 1, 1962—Vol. 47, No. 5
Fireproof Wood, Testing of	June 30, 1960—Vol. 45, No. 26
Gas Shut-Off Rules	Apr. 13, 1937—Vol. 22, No. 15
Hatchway Protection	Apr. 7, 1925—Vol. 10, No. 14
Insulating Fibre Board Rules	June 5, 1928—Vol. 13, No. 23
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Mar. 25, 1952—Vol. 37, No. 13A
Oil Burner Rules	Feb. 11, 1947—Vol. 32, No. 6
Opening Protective Assemblies, Rules for Inspection of	June 25, 1959—Vol. 44, No. 25
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	May 27, 1954.
Plumbing Rules	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply) ..	Aug. 3, 1937—Vol. 22, No. 31
Procedure, Rules of	Nov. 13, 1956.
Smoking in Factories, Rules for ..	Oct. 8, 1959—Vol. 44, No. 40
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	Feb. 22, 1962—Vol. 47, No. 8
Sprinkler, Rules	Apr. 5, 1962—Vol. 47, No. 14
Standpipe Fireline Rules	June 29, 1937—Vol. 22, No. 26
Structural Alterations, Reporting ..	June 8, 1937—Vol. 22, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code) ..	June 7, 1932—Vol. 17, No. 23
Zoning Resolution, Rule to Supplement Section 19-A—	Sept. 3, 1946—Vol. 31, No. 36
	July 11, 1958.

May 29, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, May 29, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matters:

262-33-BZ—Vol. II

APPLICANT—Charles M. Spindler for Victor Segal, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, the alteration to the building and the addition of one curb cut to be maintained with the uses of lubrication, auto washing (non-automatic), office, sale of accessories, minor repair with hand tools only, safety inspection station and the parking and storage of motor vehicles.

PREMISES AFFECTED—125-02 Merrick Boulevard, south west corner of 125th Avenue, Block 12526, Lot 122, South Jamaica, Borough of Queens.

337-60-BZ—Vol. II

APPLICANT—Charles M. Spindler for Paul Recker, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a local retail and residence use district, the reconstruction of an existing gasoline service station to include the uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles.

PREMISES AFFECTED—6451-6461, 6455 Official, Broadway, west side, 97 feet south of Moshole Avenue, Block 3421, Lot 2098, Borough of The Bronx.

1585-61-BZ

APPLICANT—Charles P. Aquavella, owner.

SUBJECT—Application October 8, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, the change in occupancy of an existing two story building from two family dwelling to a one story building for use as office, storage and manufacturing, auto repairs, body and fender repairs, oxyacetylene welding and auto painting (rear building only).

CALENDAR

PREMISES AFFECTED—2402 Dean Street, south side, 121 feet 4 inches east of Stone Avenue, Block 1450, Lot 13 Tentative, Borough of Brooklyn.

1734-61-BZ

APPLICANT—Arnold Haber for East End Funeral Home Incorporated, owner.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the maintenance of the premises as a parking lot accessory to an existing funeral home.

PREMISES AFFECTED—3135 Carlisle Place, west side, 28.66 feet north of East 211th Street, Block 4660, Lots 36 and 37, Borough of The Bronx.

1794-61-BZ

APPLICANT—Harry Soled for Sam Tanowsky, owner; Terry Douglas and Barney Harper, lessee.

SUBJECT—Application December 5, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and residence use D and E area district, the extension of building exceeding allowable area coverage for use as an automobile service station including body and fender work, painting and spraying and use of acetylene torch for minor welding.

PREMISES AFFECTED—109-42 Sutphin Boulevard, southwest corner of Glassboro Avenue, Block 11950, Lot 388, Jamaica, Borough of Queens.

1798-61-BZ

APPLICANT—Associated Architects, H. Hurwit for Anne Oppenheim, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the change of use of premises from sanatorium to storage and offices, stores and one apartment.

PREMISES AFFECTED—1831 Grand Concourse, 146 East 176th Street, southwest corner, Block 2826, Lot 83, Borough of The Bronx.

1799-61-A

APPLICANT—Associated Architects, H. Hurwit for Anne Oppenheim, owner.

SUBJECT—Application December 4, 1961—Appeal from a decision of the Borough Superintendent re—live load.

PREMISES AFFECTED—1831 Grand Concourse, 146 East 176th Street, southwest corner, Block 2826, Lot 83, Borough of The Bronx.

1802-61-BZ

APPLICANT—Aaron Halpern for Frank Panuccio, owner.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use D area district, the erection of a one story building for use as warehouse, light manufacturing and office with a loading and unloading berth, the proposed building exceeds the area coverage in the business portion of the premises.

PREMISES AFFECTED—75-02 51st Avenue, south side, 84.37 feet west of Jacobus Street, Block 2467, Lot 24, Elmhurst, Borough of Queens.

1803-61-BZ

APPLICANT—Abraham Grossman for Sara A. Nathanson and Henrietta G. Goldberg, owners.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing 4 story and basement building from dwelling to offices in the basement, first and part of the second floor for a temporary term of fifteen years.

PREMISES AFFECTED—34 East 39th Street, south side, 155 feet west of Park Avenue, Block 868, Lot 47, Borough of Manhattan.

1804-61-A

APPLICANT—Abraham Grossman for Sara A. Nathanson and Henrietta G. Goldberg, owner.

SUBJECT—Application December 6, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, commercial use, live load, etc.

PREMISES AFFECTED—34 East 39th Street, south side, 155 feet west of Park Avenue, Block 868, Lot 47, Borough of Manhattan.

1815-61-BZ

APPLICANT—Joseph Mitchell for Abraham Hirschfeld, owner.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, the erection of a four story and cellar building for use as an open type parking garage.

PREMISES AFFECTED—166-172 West 58th Street, south side, 125 feet east of Seventh Avenue, Block 1010, Lots 57, 58, 58½ and 59, Borough of Manhattan.

1816-61-A

APPLICANT—Joseph Mitchell for Abraham Hirschfeld, owner.

SUBJECT—Application December 7, 1961—Appeal from a decision of the Borough Superintendent re—opening in rear of building.

PREMISES AFFECTED—166-172 West 58th Street, south side, 125 feet east of Seventh Avenue, Block 1010, Lots 57, 58, 58½ and 59, Borough of Manhattan.

1876-61-BZ

APPLICANT—Andrew Di Camillo for Endy Anderson, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a manufacturing use district, the erection of a one story extension to an existing building for use as a factory, the proposed structure exceeds the permitted area coverage.

PREMISES AFFECTED—419-425 89th Street, north side, 207 feet 4½ inches west of 5th Avenue, Block 6065, Lots 43 and 44, Borough of Brooklyn.

1570-61-BZ

APPLICANT—Victor G. Madonia for Joseph Vitulli, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use G-1 area district, the erection of a two family dwelling.

PREMISES AFFECTED—45-77 156th Street, east side, 100 feet north of 46th Avenue, Block 5435, Lot 6, Flushing, Borough of Queens.

Laid over from March 13, 1962, to April 10, 1962, at request of the applicant to further consider proper zoning basis for application; hearing to be continued; then to May 15, 1962, applicant to submit five findings under new Zoning Resolution and new decision from Borough Superintendent; then to May 29, 1962, for applicant to submit basis for findings.

633-56-BZ

APPLICANT—DeRose and Cavalieri for Coscia Realty Corp., owner.

SUBJECT—Application reopened May 1, 1962 for consideration as to extension of term of variance, expires July 9, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking of motor vehicles of the pleasure car type.

PREMISES AFFECTED—60-64 East 122nd Street, south side, 183 feet east of Madison Avenue, Block 1747, Lot 65, Borough of Manhattan.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

CALENDAR

1130-48-BZ—Vol. III

APPLICANT—Hodges Reavis McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c, 7e and 21 of the Zoning Resolution to permit in a local retail and residence use, G area district at an existing golf driving range and miniature golf course previously granted by the Board, the extension of the uses to include baseball batting cages, restaurant, offices, rest rooms, promenade arcade, open air ice skating rink and accessory patron parking with roof and business signs with 20 feet of a mapped street, the proposed work includes additional buildings.

PREMISES AFFECTED—231-05 Northern Boulevard, north east corner, of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50 and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34, 105, 111, 1 and 9, Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

Hearing closed—Laid over from May 1, 1962, to May 15, 1962, for hearing at request of the applicant; then to May 29, 1962, for inspection and decision.

1131-48-A—Vol. II

APPLICANT—Hodges Reavis McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume II—Appeal from a decision of the Borough Superintendent, re storage building and baseball batting cages in bed of mapped street.

PREMISES AFFECTED—231-05 Northern Boulevard, north east corner of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50, and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34 and 105, 111, 1, 9, Block 8089, Lots 85 and 7, Douglaston. Borough of Queens.

1733-61-BZ

APPLICANT—Arnold Haber for Paul Greem, owner; Fashion Management Corp., lessee.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district in an existing 11 story building occupied as store, offices and factory, the change in use of the first floor from retail store to motion picture theatre.

PREMISES AFFECTED—6-8 West 57th Street, south side, 162.6 feet west of Fifth Avenue, Block 1272, Lot 45, Borough of Manhattan.

Laid over from May 1, 1962, to May 15, 1962, for hearing at the request of an objector.

Hearing closed—Laid over from May 15, 1962 to May 29, 1962, for inspection and decision; applicant to submit revised drawing.

828-47-BZ—Vol. II

APPLICANT—Gabriel Nathan for Louis and Blanche Nathan, owners; Mel Chevrolet Sales Corporation, lessee.

SUBJECT—Application reopened February 6, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and manufacturing use district, the erection of a one story and basement extension to an existing auto sales room and used car lot to the accessory auto repair shop into the manufacturing use district, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—1408-1414 Far Rockaway Boulevard and 1901-1909 Nameoke Avenue, northwest corner, and 1405-1407 Augustina Avenue, Block 15536, Lot 15, Far Rockaway, Borough of Queens.

Hearing closed—Laid over from May 15, 1962, to May 29, 1962, for inspection and decision; applicant to file revised plan.

714-59-BZ

APPLICANT—Julian Roth of Emery Roth and Sons for Beekman Town House, Incorporated.

SUBJECT—Reopened and restored to docket February 14, 1962 by order of the Court for further action, re—decision of the Borough Superintendent under Section 7e of the Zoning Resolution, to permit in a local retail and residence use district, the change in use of the present accessory garage of the existing multiple dwelling to allow the surplus parking space for transient parking, previously granted.

PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40 (37-43 incl. and 141), Borough of Manhattan.

Hearing closed—Laid over from May 15, 1962, to May 29, 1962, for inspection and decision.

139-60-A

APPLICANT—Julian Roth of Emery Roth and Sons for Beekman Town House, owner.

SUBJECT—Reopened and restored to docket, February 14, 1962 by order of the Court for further action, re—application filed pursuant to Section 60 of the Multiple Dwelling Law for variation of Section 60, subdivision 1d of the Multiple Dwelling Law re—conversion of multiple dwelling garage to transient garage.

PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40, Borough of Manhattan.

304-60-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Joseph Angelone, Carmela Russo, and Rose M. Grieco, owners.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district on a plot previously granted by the Board for use as supermarket, storage, office and locker room with accessory parking, the extension in area and the relocation of the building and loading and unloading area all for a temporary term of twenty-five years.

PREMISES AFFECTED—2214-2244 Stillwell Avenue and 2-22 Bay 46th Street, southwest corner and 11-57 27th Avenue, Block 6885, Lot 29, Borough of Brooklyn.

Hearing closed—Laid over from May 15, 1962, to May 29, 1962, for inspection and decision.

1669-61-BZ

APPLICANT—Morton S. Cahn for Bianca Pinchiaroli, owner.

SUBJECT—Application November 9, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a local retail and residence use district, the maintenance of a parking lot for accessory patron parking in conjunction with the existing restaurant across the street.

PREMISES AFFECTED—168-01 Northern Boulevard, northeast corner of 168th Street, Block 5345, Lot 7, Flushing, Borough of Queens.

Hearing closed—Laid over from May 15, 1962, to May 29, 1962, for inspection and decision.

1671-61-BZ

APPLICANT—Fred Weinstock for Moe Zimmer, owner.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Sections 19A (j) and 21 of the Zoning Resolution, to permit in a business use, D area district, the extension of an existing building to occupy more than the permitted area and with a loading entrance less than 25 feet from the intersection of streets.

PREMISES AFFECTED—9313-9323 Ditmas Avenue, northwest corner of East 94th Street, Block 8111, Lot 1, Borough of Brooklyn.

Hearing closed—Laid over from May 15, 1962, to May 29, 1962, for inspection and decision; applicant to submit revised plan.

CALENDAR

1742-61-BZ

APPLICANT—Andrew Di Camillo for Lagiba Associates, Incorporated, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot accessory to the owner's printing shop and the use of the excess spaces for non-transient parking for a temporary term of ten years.

PREMISES AFFECTED—21 Douglass Street, north side, 166 feet 6 inches east of Court Street, Block 408, Lots 62 and 63, Borough of Brooklyn.

Hearing closed—Laid over from May 15, 1962, to May 29, 1962, for inspection and decision.

1757-61-BZ

APPLICANT—Lama, Proskauer and Prober for Rosario Missale, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for use in conjunction with the hotel on the opposite side of the street for a temporary term of ten years.

PREMISES AFFECTED—140-37 Sanford Avenue, north side, 150 feet west of Union Street, Block 5045, Lot 53, Flushing, Borough of Queens.

Hearing closed—Laid over from May 15, 1962, to May 29, 1962, for inspection and decision.

1759-61-BZ

APPLICANT—William B. Lichtner for Beth Aron Synagogue, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the erection of a two story and cellar extension to synagogue that encroaches on the rear yard and exceeds the permitted area coverage.

PREMISES AFFECTED—2261-2269 Bragg Street, east side, 220 feet north of Avenue W, Block 7392, Lot 57, Borough of Brooklyn.

Hearing closed—Laid over from May 15, 1962, to May 29, 1962, for inspection and decision; applicant to submit revised drawing of rear elevation.

1760-61-BZ

APPLICANT—William B. Lichtner for Cornaga Investors, Incorporated, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Sections 9A and 21 of the Zoning Resolution, to permit in a residence use, Class 1 height district, the erection of a six story and basement multiple dwelling that exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—23-11 Cornaga Avenue, southeast corner of Nasby Place, Block 15753, Lot 72, Far Rockaway, Borough of Queens.

Hearing closed—Laid over from May 15, 1962, to May 29, 1962, for inspection and decision; applicant to submit additional drawings.

1832-61-BZ

APPLICANT—Henry George Greene for Hazard E. Reeves, owner.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail and restricted retail use, class 1½ height district, the erection of an eight story extension to an existing 5 story and penthouse building that encroaches on the required height setback.

PREMISES AFFECTED—302-304 East 44th Street, south side, 82 feet east of 2nd Avenue, Block 1336, Lots 47 and 49½, Borough of Manhattan.

Hearing closed—Laid over from May 15, 1962, to May 29, 1962, for inspection and decision.

1833-61-A

APPLICANT—Henry George Greene for Hazard E. Reeves, owner.

SUBJECT—Application December 7, 1961—Appeal from a decision of the Borough Superintendent re—fire tower and standpipe system.

PREMISES AFFECTED—302-304 East 44th Street, south side, 82 feet east of 2nd Avenue, Block 1336, Lot 47 and 49½, Borough of Manhattan.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, southeast corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

Hearing closed—Laid over from January 16, 1962, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision; then to March 27, 1962, for decision, at request of applicant; then to April 10, 1962, for decision at request of applicant; to submit revised plans; then to May 1, 1962, for decision; at request of applicant; then to May 15, 1962, for decision at the request of the applicant; applicant to file revised drawings; then to May 29, 1962, for applicant to submit revised drawings and for decision.

MAX H. FOLEY, *Chairman.*

May 29, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, May 29, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

939-60-A

APPLICANT—One Ninety Park Row, Incorporated, owner; Yat Gaw Min Company, lessee.

SUBJECT—Application December 30, 1960—Appeal from a Violation order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—192 Park Row, west side, 80 feet, 9 inches south of Worth Street, 196 Worth Street, Block 161, Lot 3, Borough of Manhattan.

1554-61-A

APPLICANT—Vito P. Battista for Grazia Sgarlato, owner.

SUBJECT—Application October 10, 1961—Filed pursuant to Section 36 Par. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—250 St. Johns Avenue, southwest corner of Wagner Street, Block 3006, Lot 6, Rosebank, Borough of Richmond.

1432-61-A

APPLICANT—John E. Paggioli for Michael Chaputo, Jr., owner.

SUBJECT—Application September 15, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—571 Arden Avenue, northeast corner of Sheldon Avenue, Block 5706, Lot 10, Annadale, Borough of Richmond.

59-62-A

APPLICANT—Albert Melniker for Robert G. Neylon and Mildren E. Neylon, owners.

SUBJECT—Application January 15, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

CALENDAR

PREMISES AFFECTED—43 Watson Avenue, West side, 137.75 feet north of Pearson Street, Block 2631, Lot 52, Travis, Borough of Richmond.

60-62-A

APPLICANT—Albert Melniker for Philip Steinberg, owner.

SUBJECT—Application January 15, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—15 Gurdon Street, north side, 100 feet west of Woolley Avenue, Block 474, Lot 179, Westerleigh, Borough of Richmond.

61-62-A

APPLICANT—Albert Melniker for Philip Steinberg, owner.

SUBJECT—Application January 15, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—19 Gurdon Street, north side, 147 feet west of Woolley Avenue, Block 474, Lot 181, Westerleigh, Borough of Richmond.

64-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—18 Dora Street, south side, 154.09 feet west of Woolley Avenue, Block 472, Lot 48, Westerleigh, Borough of Richmond.

65-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—22 Dora Street, south side, 198.09 feet west of Woolley Avenue, Block 472, Lot 46, Westerleigh, Borough of Richmond.

66-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—32 Dora Street, south side, 236.09 feet west of Woolley Avenue, Block 472, Lot 42, Westerleigh, Borough of Richmond.

67-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—36 Dora Street, south side, 328.09 feet west of Woolley Avenue, Block 472, Lot 40, Westerleigh, Borough of Richmond.

1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law—re height and bulk.

PREMISES AFFECTED—117 East 71st Street, north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

652-61-A

APPLICANT—Conveyor Exchange Company for Unique Doll and Novelty Company, owner.

SUBJECT—Application May 11, 1961—Appeal from a decision of the Borough Superintendent, re—lifting device.

PREMISES AFFECTED—476 Jefferson Street, southeast corner of Cypress Avenue, Block 3178, Lot 20, Borough of Brooklyn.

1221-61-A

APPLICANT—Robert Horowitz c/o Screen Gems, Incorporated for R. and H. Management Company, owner; Screen Gems Incorporated, lessee.

SUBJECT—Application July 24, 1961—Appeal from an order and a decision of the Fire Commissioner re—storage vaults, ventilation, tag for sprinkler shut off valves, etc.

PREMISES AFFECTED—395-401 Park Avenue South, 112 East 28th Street, southeast corner, Block 883, Lot 88, Borough of Manhattan.

68-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 Art 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—121 Glascoe Avenue, southeast corner of Leonard Avenue, Block 1462, Lot 15, Westerleigh, Borough of Richmond.

69-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—125 Glascoe Avenue, east side, 49 feet south of Leonard Avenue, Block 1462, Lot 14, Westerleigh, Borough of Richmond.

70-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—127 Glascoe Avenue, east side, 73 feet south of Leonard Avenue, Block 1462, Lot 12, Westerleigh, Borough of Richmond.

71-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—129 Glascoe Avenue, east side, 97 feet south of Leonard Avenue, Block 1462, Lot 11, Westerleigh, Borough of Richmond.

72-61-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 Art 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—131 Glascoe Avenue, east side, 121 feet south of Leonard Avenue, Block 1462, Lot 10, Westerleigh, Borough of Richmond.

81-62-A

APPLICANT—Albert Melniker for Herbert Winrock, owner.

SUBJECT—Application January 19, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—290 Stafford Avenue, east side,

CALENDAR

39.04 feet north of Belfield Avenue, Block 6268, Lot 3, Huguenot, Borough of Richmond.

82-62-A

APPLICANT—Albert Melniker for Herbert Winrock, owner.
SUBJECT—Application January 19, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—239 Sinclair Avenue, west side, 34.94 feet north of Belfield Avenue, Block 6268, Lot 74, Huguenot, Borough of Richmond.

541-37-A—Vol. II

APPLICANT—Estate of Moritz Simon for Ainsley Lamps, Incorporated, owner.
SUBJECT—Application reopened January 16, 1962 as Volume II—Appeal from an order of the Fire Commissioner, re—Bars on windows.
PREMISES AFFECTED—1097-1105 Flushing Avenue, northeast corner of Porter Avenue, Block 3015, Lot 1, Borough of Brooklyn.

340-61-A

APPLICANT—A. L. Seiden for Martha Werbach, owner.
SUBJECT—Application March 22, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—119-121 Lafayette Street, 247 Canal Street, northeast corner, Block 208, Lot 1, Borough of Manhattan.

357-61-A

APPLICANT—Herman Kron for Wesbro Corporation, owner.
SUBJECT—Application March 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—43-45 White Street, south side, 125.11 feet east of Church Street, Block 175, Lot 20, Borough of Manhattan.

114-62-A

APPLICANT—Moraine Construction Company, Incorporated, owner.
SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—237 Mann Avenue, east side, 175 feet south of Clove Lakes Expressway, Block 771, Lot 39, Meiers Corners, Borough of Richmond.

115-62-A

APPLICANT—Moraine Construction Company, Incorporated, owner.
SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—241 Mann Avenue, east side, 224.86 feet south of Clove Lakes Expressway, Block 771, Lot 36, Meiers Corners, Borough of Richmond.

116-62-A

APPLICANT—Moraine Construction Company, Incorporated, owner.
SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—247 Mann Avenue, east side, 266 feet south of Clove Lakes Expressway, Block 771, Lot 34, Castleton Corners, Borough of Richmond.

117-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.
SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—8 Schmidts Lane, south side,

364.30 feet east of Melhorn Road, Block 690, Lot 342, Castleton Corners, Borough of Richmond.

118-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.
SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3, of the General City Law re—building not facing legal street.
PREMISES AFFECTED—12 Schmidts Lane, south side, 324.05 feet east of Melhorn Road, Block 690, Lot 340, Castleton Corners, Borough of Richmond.

119-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.
SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—16 Schmidts Lane, south side, 283.80 feet east of Melhorn Road, Block 690, Lot 338, Castleton Corners, Borough of Richmond.

120-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.
SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—20 Schmidts Lane, south side, 243.55 feet east of Melhorn Road, Block 690, Lot 336, Castleton Corners, Borough of Richmond.

121-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.
SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—24 Schmidts Lane, south side, 203.30 feet east of Melhorn Road, Block 690, Lot 334, Castleton Corners, Borough of Richmond.

122-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.
SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—28 Schmidts Lane, south side, 163.05 feet east of Melhorn Road, Block 690, Lot 332, Castleton Corners, Borough of Richmond.

123-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.
SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—32 Schmidts Lane, south side, 122.80 feet east of Melhorn Road, Block 690, Lot 330, Castleton Corners, Borough of Richmond.

124-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.
SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—36 Schmidts Lane, south side, 82.55 feet east of Melhorn Road, Block 690, Lot 328, Castleton Corners, Borough of Richmond.

140-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.
SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

CALENDAR

PREMISES AFFECTED—2 Schmidts Lane, southwest corner of Clove Lakes Expressway, Block 690, Lot 345, Castleton Corners, Borough of Richmond.

141-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—271 Lightner Avenue, northwest corner of Clove Lakes Expressway, Block 690, Lot 350, Castleton Corners, Borough of Richmond.

142-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—279 Lightner Avenue, north side, 405.66 feet east of Melhorn Road, Block 690, Lot 354, Castleton Corners, Borough of Richmond.

143-62-A

APPLIANT—Moraine Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—799 Pelton Avenue, east side, 166.67 feet north of Bard Avenue, Block 294, Lot 9, West Brighton, Borough of Richmond.

144-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—301 Lightner Avenue, north side, 163.05 feet east of Melhorn Road, Block 690, Lot 366, Castleton Corners, Borough of Richmond.

145-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—305 Lightner Avenue, north side, 122.80 feet east of Melhorn Road, Block 690, Lot 368, Castleton Corners, Borough of Richmond.

146-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—309 Lightner Avenue, north side, 82.55 feet east of Melhorn Road, Block 690, Lot 370, Castleton Corners, Borough of Richmond.

147-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—281 Lightner Avenue, north side, 364.13 feet east of Melhorn Road, Block 690, Lot 356, Castleton Corners, Borough of Richmond.

148-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—285 Lightner Avenue, north side, 324.05 feet east of Melhorn Road, Block 690, Lot 358, Castleton Corners, Borough of Richmond.

149-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—289 Lightner Avenue, north side, 283.80 feet east of Melhorn Road, Block 690, Lot 360, Castleton Corners, Borough of Richmond.

150-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—293 Lightner Avenue, north side, 243.55 feet east of Melhorn Road, Block 690, Lot 362, Castleton Corners, Borough of Richmond.

151-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—297 Lightner Avenue, north side, 203.30 feet east of Melhorn Road, Block 690, Lot 364, Castleton Corners, Borough of Richmond.

407-62-A

APPLICANT—Harry M. Sushan for Cosmo Pasalacqua, owner; Central State Bank, lessee.

SUBJECT—Application May 2, 1962—Appeal from a decision of the Borough Superintendent, re cellar stairs.

PREMISES AFFECTED—1759-1761 Rockaway Parkway and 9701-9715 Avenue L, northeast corner, Block 8243, Lot 5, Borough of Brooklyn.

MAX H. FOLEY, *Chairman.*

JUNE 12, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning*, June 12, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1115-61-BZ—Vol. II

APPLICANT—Charles M. Spindler for Harry Riber, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7e and 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—87 Lenox Road, north side, 90 feet, 7½ inches west of Bedford Avenue, Block 6064, Lot 80, Borough of Brooklyn.

1623-61-BZ

APPLICANT—Haus and Bresin for Emil Landau, owner.

SUBJECT—Application October 27, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the erection of a one and two story factory and garage building with offices and cafeteria, with accessory patron and employee parking and loading and unloading in the open area for a temporary term of twenty years.

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PREMISES AFFECTED—2351-2379 Waterbury Avenue, northwest corner of Zerega Avenue, Block 3833, Lots 51, 62 and 67, Borough of The Bronx.

1673-61-BZ

APPLICANT—Leonard F. Rothkrug for Andrew J. J. Ridell, owner.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a non-transient parking lot for parking and storage of more than five motor vehicles (pleasure type only) for a temporary term of ten years in conjunction with the existing 4 car garage.

PREMISES AFFECTED—264 Winthrop Street, south side, 252 feet 6 inches west of Nostrand Avenue, Block 5050, Lot 31, Borough of Brooklyn.

1735-61-BZ

APPLICANT—Frank Randazzo for Alfio Grammatico, owner.

SUBJECT—Application November 20, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the erection of a one story and basement building for use as retail stores with accessory parking.

PREMISES AFFECTED—8701-8703 Flatlands Avenue, 765-775 East 87th Street, northeast corner, Block 8008, Lot 9, Borough of Brooklyn.

1772-61-BZ

APPLICANT—Dominick Salvati and Son for H.N.F. Realty Company, owner.

SUBJECT—Application December 1, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, the reconstruction of an existing gasoline service station with lubrication, non-automatic car wash, office, inspection station, auto repairs with hand tools only and parking of more than five motor vehicles.

PREMISES AFFECTED—139-10 to 139-14 Springfield Boulevard, southwest corner of 139th Avenue, Block 13029, Lot 37, Springfield, Borough of Queens.

1827-61-BZ

APPLICANT—Joseph Schafran for George Lorber, owner.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five pleasure type motor vehicles for a temporary term of years.

PREMISES AFFECTED—307 West 46th Street, north side, 125 feet west of 8th Avenue, Block 1037, Lot 27, Borough of Manhattan.

1850-61-BZ

APPLICANT—Max Siegel Associates for Greenpoint Terminal Warehouse Incorporated, owner; Zeckendorf Commodore Auto Park Incorporated, lessee.

SUBJECT—Application November 27, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a "B" area district, the construction of an open parking garage in a rear yard.

PREMISES AFFECTED—215 East 43rd Street, north side, 205 feet east of Third Avenue, 212 East 44th Street, Block 1317, Lots 9, 10 and 40, Borough of Manhattan.

1857-61-BZ

APPLICANT—Carl H. Salminen for Joseph LaBarbera, owner.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the change in occupancy from a one family dwelling to a two family dwelling, the existing open terrace encroaches on the required 15 foot setback.

PREMISES AFFECTED—227-50 Murdock Avenue, south side, 160 feet west of Cross Island Parkway, Block 11248, Lot 7, Queens Village, Borough of Queens.

229-49-BZ—Vol. V

APPLICANT—Leonard F. Rothkrug and Herbst and Rusciano for Peter I. Feinberg, owner.

SUBJECT—Application reopened January 23, 1962 as Volume V—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the construction and maintenance of a customers and employees parking lot accessory to the adjoining retail uses for a temporary term of years. (No fee to be charged).

PREMISES AFFECTED—1002-1028 Metcalf Avenue and 1661-1669 Bruckner Boulevard, northeast corner, Block 3721, Lots 1, 8, 10, 14 and 19, Borough of The Bronx.

Laid over from March 20, 1962, to April 10, 1962, for continued hearing; applicant to submit brief as to Board's jurisdiction; then to June 12, 1962 at request of applicant; applicant to submit new drawings and send out new twenty day notices.

376-42-BZ—Vol. I

APPLICANT—Edward Handelman for The Heights Company, Inc., owner.

SUBJECT—Application reopened March 27, 1962 for consideration as to extension of term of variance, expired February 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting partly in a business use and partly in a residence use district, the conversion of occupancy of part of an existing building to motor vehicle repair shop in conjunction with an existing garage for more than 5 cars.

PREMISES AFFECTED—8-16 Clinton Street, west side 34 feet 5 inches south of Fulton Street, Block 238, Lot 52, Borough of Brooklyn.

Laid over from May 1, 1962, to June 12, 1962, for decision. As to extension of the term of variance pending action by Board of Estimate.

421-50-BZ

APPLICANT—Lama, Proskauer and Prober for Ida Blaer, owner.

SUBJECT—Application reopened May 15, 1962 for consideration as to extension of term of variance, expires July 26, 1965—decision of the Borough Superintendent, previously granted on condition, under Sections 7e, 7f, 7h and 7i of the Zoning Resolution, permitting in a residence and business use district, gasoline service station, lubricatorium, auto laundry, motor vehicle repairs and office and permitting the parking and storage of more than five (5) motor vehicles on unbuilt upon portion of lot.

PREMISES AFFECTED—4778-4782 Broadway, east side, 225 feet north of Dyckman Street, Block 2233, Lot 10, Borough of Manhattan.

722-56-BZ

APPLICANT—Marc Joseph for City Builders, Inc., owner.

SUBJECT—Application reopened May 15, 1962 for consideration as to extension of term of variance, expired March 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for more than five (5) motor vehicles.

PREMISES AFFECTED—Northwest corner of Grand Avenue and West 176th Street, Block 2867, Lot 98, Borough of The Bronx.

699-54-BZ

APPLICANT—Henry Nordheim for Annie Tomasso, owner.

SUBJECT—Application reopened May 15, 1962 for consid-

CALENDAR

eration as to extension of term of variance, expired May 14, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles on unbuilt upon portion of lot.

PREMISES AFFECTED—2231 Belmont Avenue, west side, 150 feet south of East 183rd Street, Block 3086, Lot 36, Borough of The Bronx.

18-58-BZ

APPLICANT—Patrick D. Concagh for James J. Spica, owner.

SUBJECT—Application reopened May 15, 1962 for consideration as to extension of term of variance, expires July 8, 1963—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a business use district, a saw and planing mill.

PREMISES AFFECTED—3308 Edson Avenue, northeast corner of Givan Avenue, Block 4881, Lots 75 and 77, Borough of The Bronx.

MAX H. FOLEY, *Chairman.*

JUNE 12, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, June 12, 1962 at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:*

569-58-A—Vol. III

APPLICANT—Crinnion and Crinnion for Wayne Adam Corporation, owner.

SUBJECT—Application reopened April 3, 1962 as Volume III—Appeal from a decision of the Borough Superintendent, re—Exits.

PREMISES AFFECTED—16 East 18th Street, south side, 175 feet, 5 inches west of Broadway, Block 846, Lot 65, Borough of Manhattan.

260-61-A

APPLICANT—Atz Realty Corporation, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—252 Water Street, north side, 57.4 feet west of Peck Slip, Block 98, Lot 4, Borough of Manhattan.

283-61-A

APPLICANT—Roe and Kramer for Carolyn Hirschfeld, owner.

SUBJECT—Application March 9, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—85-89 Beekman Street, northwest corner Cliff Street, Block 94, Lots 29, 30 and 31, Borough of Manhattan.

1383-61-A

APPLICANT—Philip P. Agusta for Yesifta Torah Incorporated, owner.

SUBJECT—Application August 30, 1961—Appeal from a decision of the Borough Superintendent re—Class 3, construction, change in use.

PREMISES AFFECTED—501-505 Bedford Avenue, northeast corner of Taylor Street, Block 2173, Lot 1, Borough of Brooklyn.

102-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—206 Rensselaer Avenue, east

side, 360.00 feet north of Jefferson Boulevard, Block 6233, Lot 27, Huguenot, Borough of Richmond.

103-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—210 Rensselaer Avenue, east side, 320.0 feet north of Jefferson Boulevard, Block 6233, Lot 25, Huguenot, Borough of Richmond.

104-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—214 Rensselaer Avenue, east side, 280.0 feet north of Jefferson Boulevard, Block 6233, Lot 23, Huguenot, Borough of Richmond.

105-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—222 Rensselaer Avenue, east side, 200.0 feet north of Jefferson Boulevard, Block 6233, Lot 18, Huguenot, Borough of Richmond.

106-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—226 Rensselaer Avenue, east side, 160 feet north of Jefferson Boulevard, Block 6233, Lot 17, Huguenot, Borough of Richmond.

107-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—230 Rensselaer Avenue, east side, 120 feet north of Jefferson Boulevard, Block 6233, Lot 15, Huguenot, Borough of Richmond.

108-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—234 Rensselaer Avenue, east side, 80.0 feet north of Jefferson Boulevard, Block 6233, Lot 13, Huguenot, Borough of Richmond.

109-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—236 Rensselaer Avenue, east side, 40.0 feet north of Jefferson Boulevard, Block 6233, Lot 11, Huguenot, Borough of Richmond.

110-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

CALENDAR

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—238 Rensselaer Avenue, northeast corner of Jefferson Boulevard, Block 6233, Lot 7, Huguenot, Borough of Richmond.

111-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—246 Sheldon Avenue, south side, 40.0 feet east of Jefferson Boulevard, Block 6234, Lot 11, Huguenot, Borough of Richmond.

335-62-A

APPLICANT—Max Siegel Associates for Ames Realty Corp., owner.

SUBJECT—Application April 12, 1962—re review of Decision of the Borough Superintendent on zoning matter.

PREMISES AFFECTED—87-45 166th Street, northeast corner of Hillside Avenue, Block 9838, Lot 62, Jamaica, Borough of Queens.

MAX H. FOLEY, *Chairman.*

MINUTES

REGULAR MEETING

TUESDAY MORNING, MAY 15, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon May 1, 1962, were approved as printed in the Bulletin of May 10, 1962, Vol. 47, No. 19.

529-40-BZ—Vol. II

APPLICANT—Charles M. Spindler for Sun Oil Company and Elvira DeFalco, owners.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction and extension in area of an existing gasoline service station with accessory uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—1788-1804 Eastern Parkway and 2131-2139 Bergen Street, northeast corner, Block 1449, Lots 43 and 47, Borough of Brooklyn.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. because of Board's present lack of jurisdiction; applicant to submit letter as to Board's jurisdiction; hearing previously closed.

828-47-BZ—Vol. II

APPLICANT—Gabriel Nathan for Louis and Blanche Nathan, owners; Mel Chevrolet Sales Corporation, lessee.

SUBJECT—Application reopened February 6, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and manufacturing use district, the erection of a one story and basement extension to an existing auto sales room and used car lot to the accessory auto repair shop into the manufacturing use district, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—1408-1414 Far Rockaway Boulevard and 1901-1909 Nameoke Avenue, north west corner, and 1405-1407 Augustina Avenue, Block 15536, Lot 15, Far Rockaway, Borough of Queens.

APPEARANCES—

For Applicant: Gabriel Nathan.

For Opposition: Mrs. William J. Post.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for inspection and decision; applicant to file revised plan; hearing closed.

1130-48-BZ—Vol. III

APPLICANT—Hodges, Reavis, McGrath and Downey for

Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c, 7e and 21 of the Zoning Resolution, to permit in a local and residence use, G area district at an existing golf driving range and miniature golf course previously granted by the Board, the extension of the uses to include baseball batting cages, restaurant, offices, rest rooms, promenade arcade, open air ice skating rink and accessory patron parking with roof and business signs within 20 feet of a mapped street, the proposed work includes additional buildings.

PREMISES AFFECTED—231-05 Northern Boulevard, north east corner, of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50 and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34, 105, 111, 1 and 9. Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

APPEARANCES—

For Applicant: John P. McGrath, Reginald S. Hardy and Robert H. Black.

For Opposition: Richard A. Lempert, John E. Dumaresq, Robert H. Ehrke, Dorothy W. Parks, Harold C. Dean, Mary S. Huber, John T. Wulff, Samuel Bodian for Park Dept. and Nathan Winston.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for inspection and decision; hearing closed.

1131-48-A—Vol. II

APPLICANT—Hodges, Reavis, McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume II—Appeal from a decision of the Borough Superintendent, re—storage building and baseball batting cages in bed of mapped street.

PREMISES AFFECTED—231-05 Northern Boulevard, northeast corner of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50 and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34, 105, 111, 1, 9, Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

APPEARANCES—

For Applicant: John P. McGrath and Reginald S. Hardy.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for inspection and decision; hearing closed.

714-59-BZ

APPLICANT—Julian Roth of Emery Roth and Sons for Beekman Town House, Incorporated.

SUBJECT—Reopened and restored to docket February 14, 1962 by order of the Court for further action, re—decision of the Borough Superintendent under Section 7e of the Zoning Resolution, to permit in a local retail and residence use district, the change in use of the present accessory garage of the existing multiple dwelling to allow the surplus parking space for transient parking, previously granted.

MINUTES

PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40 (37-43 incl. and 141), Borough of Manhattan.

APPEARANCES—

For Applicant: Charles L. Fleece, Julian Roth and Morton Witzling.

For Opposition: David L. Charal John H. McChord, Jr., Sherman J. Saxl, David Epstein and Edward P. Shaw.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for inspection and decision; hearing closed.

139-60-A

APPLICANT—Julian Roth of Emery Roth and Sons for Beckman Town House, owner.

SUBJECT—Reopened and restored to docket, February 14, 1962 by order of the Court for further action, re—application filed pursuant to Section 60 of the Multiple Dwelling Law for variation of Section 60, subdivision 1d of the Multiple Dwelling Law re—conversion of multiple dwelling garage to transient garage.

PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40, Borough of Manhattan.

APPEARANCES—

For Applicant: Charles L. Fleece, Julian Roth and Morton Witzling.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for inspection and decision; hearing closed.

304-60-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Joseph Angelone, Carmela Russo, and Rose M. Grieco, owners.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district on a plot previously granted by the Board for use as supermarket, storage, office and locker room with accessory parking, the extension in area and the relocation of the building and the loading and unloading area all for a temporary term of twenty-five years.

PREMISES AFFECTED—2214-2244 Stillwell Avenue and 2-22 Bay 46th Street, south west corner and 11-57 27th Avenue, Block 6885, Lot 29, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: None.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for inspection and decision; hearing closed.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, southeast corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. applicant to submit revised drawings and for decision; hearing previously closed.

1463-61-BZ

APPLICANT—Albert Melniker for John Harmon, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a residence use district the maintenance of an accessory parking lot to an

existing funeral home on the adjoining lot located partly in a retail use district.

PREMISES AFFECTED—500 Davis Avenue, west side, 158.25 feet north of Forest Avenue, 149 Regan Avenue, Block 156, Lot 30, West New Brighton, Borough of Richmond.

APPEARANCES—

For Applicant: Dorothy Melniker.

For Opposition: None.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for hearing; applicant to send out twenty day notices.

1490-61-BZ

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 19 A (j) of the Zoning Resolution, to permit in a residence use C area district, for a stated term of twenty (20) years the change in occupancy of an existing two story building from a public storage garage to the distribution of candy, accessory storage, loading and unloading, office and storage garage with a business sign, with loading provided with existing doors; the warehouse will not have the required loading berth.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: Stanley Leyden

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for further study of revised plans which have been submitted and decision; hearing previously closed.

1491-61-A

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—Appeal from a decision of the Borough Superintendent re—class 3 construction, change in use, egress, etc.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for decision, in conjunction with Cal. No. 1490-61-BZ; hearing previously closed.

1570-61-BZ

APPLICANT—Victor G. Madonia for Joseph Vitulli, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use G-1 area district, the erection of a two family dwelling.

PREMISES AFFECTED—45-77 156th Street, east side, 100 feet north of 46th Avenue, Block 5435, Lot 6, Flushing, Borough of Queens.

Laid over from March 13, 1962, to April 10, 1962, at request of the applicant to further consider proper zoning basis for application; hearing to be continued; then to May 15, 1962, applicant to submit five findings under new Zoning Resolution and new decision from Borough Superintendent.

APPEARANCES—

For Applicant: Victor G. Madonia.

For Opposition: None.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for applicant to submit basis for findings.

1662-61-BZ

APPLICANT—Lama Proskauer and Prober for Clara G. Rabinowitz, B. R. Sheffer, Alan Rabinowitz and Susan

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R. Malloy, owners; U.S. Electric Manufacturing Corporation, lessee.

SUBJECT—Application November 3, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, in an existing six story cellar building the extension of the present factory for the manufacture of flashlights and batteries to the cellar and first floor.

PREMISES AFFECTED—222-228 West 14th Street, south side, 350 feet west of 7th Avenue, Block 618, Lot 18, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Laid over to May 22, 1962, at 10 A.M. for decision; applicant to file revised drawing as to spray rooms; hearing closed.

1669-61-BZ

APPLICANT—Morton S. Cahn for Bianca Pinchiaroli, owner.

SUBJECT—Application November 9, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a local retail and residence use district, the maintenance of a parking lot for accessory patron parking in conjunction with the existing restaurant across the street.

PREMISES AFFECTED—168-01 Northern Boulevard, northeast corner of 168th Street, Block 5345, Lot 7, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Morton S. Cahn.

For Opposition: John J. Cioffi, Fedora Bontempi and Gemma Cioffi.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for inspection and decision; hearing closed.

1671-61-BZ

APPLICANT—Fred Weinstock for Moe Zimmer, owner.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Sections 19A (j) and 21 of the Zoning Resolution, to permit in a business use, D area district, the extension of an existing building to occupy more than the permitted area and with a loading entrance less than 25 feet from the intersection of streets.

PREMISES AFFECTED—9313-9323 Ditmas Avenue, northwest corner of East 94th Street, Block 8111, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Fred Weinstock.

For Opposition: Martin A. Radwell, Edith Liebling, Ceil Barishman, Ethel Schlang, Rose Melucci, Beverly Suntag, Florence Jaffe, Sylvia Franzblau, Sarah Waldman and Stanley Steingut.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for inspection and decision; applicant to submit revised plan; hearing closed.

1733-61-BZ

APPLICANT—Arnold Haber for Paul Greem, owner; Fashion Management Corp., lessee.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district in an existing 11 story building occupied as store, offices, and factory, the change in use of the first floor from retail store to motion picture theatre.

PREMISES AFFECTED—6-8 West 57th Street, south side, 162.6 feet west of Fifth Avenue, Block 1272, Lot 45, Borough of Manhattan.

APPEARANCES—

For Applicant: Benjamin F. Nolan, Simon B. Zelnik and A. Walter Socolow.

For Opposition: Bernard Buchwald, H. P. Connell, Michael B. Grosso, William R. Harrington, William P.

Clark, Robert Curtiss, Albert Felix and Ed. J. Crawford, Jr.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for inspection and decision; applicant to submit revised drawings; hearing closed.

1742-61-BZ

APPLICANT—Andrew Di Camillo for Lagiba Associates, Incorporated, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot accessory to the owner's printing shop and the use of the excess spaces for non-transient parking for a temporary term of ten years.

PREMISES AFFECTED—21 Douglass Street, north side, 166 feet 6 inches east of Court Street, Block 408, Lots 62 and 63, Borough of Brooklyn.

APPEARANCES—

For Applicant: Andrew Di Camillo.

For Opposition: None.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for inspection and decision; hearing closed.

1757-61-BZ

APPLICANT—Lama, Proskauer and Prober for Rosario Missale, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Sections 7e and 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for use in conjunction with the hotel on the opposite side of the street for a temporary term of ten years.

PREMISES AFFECTED—140-37 Sanford Avenue, north side, 150 feet west of Union Street, Block 5045, Lot 53, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama, Peter J. Frisina and Andrian Weiss.

For Opposition: John E. Murphy.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for inspection and decision; hearing closed.

1759-61-BZ

APPLICANT—William B. Lichtner for Beth Aron Synagogue, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the erection of a two story and cellar extension to a synagogue that encroaches on the rear yard and exceeds the permitted area coverage.

PREMISES AFFECTED—2261-2269 Bragg Street, east side, 220 feet north of Avenue W, Block 7392, Lot 57, Borough of Brooklyn.

APPEARANCES—

For Applicant: William B. Lichtner and Israel E. Kohler.

For Opposition: None.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for inspection and decision; applicant to submit revised drawing of rear elevation; hearing closed.

1760-61-BZ

APPLICANT—William B. Lichtner for Cornaga Investors, Incorporated, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Sections 9A and 21 of the Zoning Resolution, to permit in a residence use, Class 1 height district, the erection of a six story and basement multiple dwelling that exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—23-11 Cornaga Avenue, southeast corner of Nasby Place, Block 15753, Lot 72, Far Rockaway, Borough of Queens.

APPEARANCES—

For Applicant: William B. Lichtner.

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For Opposition: Milton Koerner, Sol Mandel, Sid Bleinwas, Phil Ehrenreich, Marjorie D. Ohren, Elizabeth A. Appleby, Rose David, May Mazur, Ellen Robinson, Anna M. McErlean, Regina Gersten, A. Paster, Gertrude Brody, Claire Maiman, Claire Paster, Jules Michaelis and others.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for inspection and decision; applicant to submit additional drawings; hearing closed.

1832-61-BZ

APPLICANT—Henry George Greene for Hazard E. Reeves, owner.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail and restricted retail use district, the erection of an eight story extension to an existing 5 story and penthouse building that encroaches on the required height setback.

PREMISES AFFECTED—302-304 East 44th Street, south side, 82 feet east of 2nd Avenue, Block 1336, Lots 47 and 49½, Borough of Manhattan.

APPEARANCES—

For Applicant: J. G. L. Molloy.

For Opposition: Martin S. Saiman and Leonard Lane.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for inspection and decision; hearing closed.

1833-61-A

APPLICANT—Henry George Greene for Hazard E. Reeves, owner.

SUBJECT—Application December 7, 1961—Appeal from a decision of the Borough Superintendent re—fire tower and standpipe system.

PREMISES AFFECTED—302-304 East 44th Street, south side, 82 feet east of 2nd Avenue, Block 1336, Lots 47 and 49½, Borough of Manhattan.

APPEARANCES—

For Applicant: J. G. L. Molloy.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for inspection and decision; hearing closed.

280-31-BZ—Vol. II

APPLICANT—Herman Kron for R. D. Alpher, owner.

SUBJECT—Application reopened April 10, 1962 for consideration as to extension of term of variance, expired June 12, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7c and 7i of the Zoning Resolution, permitting in a business use district, gasoline service station, auto washing, lubrication, motor vehicle repairs and office—business use district.

PREMISES AFFECTED—162-02 to 162-06 Cross Bay Boulevard and 92-10 to 92-18 162nd Avenue, southwest corner, Block 4046, Lot 5, Howard Beach, Borough of Queens.

APPEARANCES—

For Applicant: Herman Kron.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on June 12, 1951, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the character of the neighborhood is the same and premises is under the same ownership; that the site is at present located in a C2-2 within an R-2 zone; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation June 12, 1961 under Section 11-411 of the amended Zoning Resolution; and

WHEREAS, this application was reopened on April 10, 1962

and set for hearing on May 15, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on May 15, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated March 9, 1962 acting on Alt. Applic. No. 25-51, reads:

"1. B. S. & A.—Cal. 280-31-BZ. The variance expired 6/12/61—and cannot be considered and must be referred to B. S. & A.'s for action—since under the latest 1962 Zoning Dist. designation the site is now located in a C2-2 within R-2 Zone."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on June 12, 1951 only as to the term of the variance, so that as amended it shall read:

"granted for a term of ten years from the date of this amended resolution, to permit . . .; on condition that the sidewalk, curb and curb cuts shall be put in proper condition satisfactory to the Borough President; that motor vehicle repairs shall be with hand tools only; and that the auto washing be of the non-automatic type; that all illegal signs be removed; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

617-47-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Philip, Charles and Avis Manker, owners.

SUBJECT—Application reopened January 30, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, on a plot presently developed with two gasoline service stations, the reconstruction of the site for one gasoline service station, lubricatory, minor auto repairs, non-automatic car wash, office and sales, utility room and the parking and storage of more than five motor vehicles with a ground sign.

PREMISES AFFECTED—3102-3132 Fort Hamilton Parkway, south side, from McDonald Avenue to East 2nd Street, 275-281 McDonald Avenue and 152-170 East 2nd Street, and 101-129 Caton Avenue, Block 5315, Lots 1 and 4, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 1, 1962 after due notice by publication in the Bulletin; laid over to May 15, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 28, 1961 acting on N.B. Applic. No. 3769-61, reads:

"1. In a business use district, the proposed demolition of 2 existing gasoline stations and combination into a single gas station, lubricatory, minor auto repairs, non-automatic car wash, office and sales, utility room, parking and storage of more than 5 motor vehicles in open area are contrary to Article II, Sections 4(a) & 29 & 46 of the Zoning Resolution.

2. In a business use district the proposed ground signs are contrary to Article II Sections 4(a) 49 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section

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7, Subdivision a of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7a of the Zoning Resolution, to permit in a business use district, on a plot presently developed with two gasoline service stations, the reconstruction of the site for one gasoline service station, lubritorium, minor auto repairs with hand tools only, non-automatic car wash, office and sales, utility room and the parking and storage of more than five motor vehicles, with a ground sign *on condition* the work be done in accordance with drawings filed with this application dated December 4, 1961, 4 sheets, except that a brick wall, two feet six inches high, with a three foot iron picket fence on top of it instead of a chain link fence be constructed on the Fort Hamilton Parkway, the Caton Avenue and the East Second Street building lines around the parking lot and that there shall be no openings in this fence on the street fronts; that all laws, rules and regulations applicable be complied with, permit be obtained, work done, Certificate of Occupancy obtained, within the requirements of Section 22A of the Zoning Resolution.

164-52-BZ—Vol. I

APPLICANT—Anthony Carrillo, owner.

SUBJECT—Application reopened April 10, 1962 for consideration as to extension of term of variance, expired June 17, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the maintenance of a business building (restaurant and store).

PREMISES AFFECTED—158-24 Brinkerhoff Avenue, southwest corner of 159th Street, Block 12162, Lot 34, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Anthony Carrillo and Samuel Rice.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on June 17, 1952, this application—Vol. I—was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the zoning of the above property to December 15, 1961 was residence use, D area, class 1 height and the present zoning is R3-2; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which will expire by time limitation June 17, 1962 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on April 10, 1962 and set for hearing on May 15, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on May 15, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated January 19, 1962 acting on N.B. Applic. No. 591-52, reads:

"1. Extension of time under Sec. 7e for Cal. #BZ 164/52 Bul. #26, Vol. 37 must be approved by the Board of Standards and Appeals."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 17, 1952 only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of ten years from the date of this *amended* resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

106-56-BZ

APPLICANT—Lama, Proskauer and Prober for Avecrest Realty Company, Inc., owner.

SUBJECT—Application reopened April 10, 1962 for consideration as to extension of term of variance, expired March 19, 1962—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles for the tenants of the 42 family dwelling at 65 East 193rd Street, Borough of The Bronx.

PREMISES AFFECTED—2636 Morris Avenue and 51-53 East 193rd Street, northeast corner, Block 3177, Lots 18 and 59, Borough of The Bronx.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on March 19, 1957, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the present zoning is C1-1 for that portion of the lot within 200 feet of Kingsbridge Road and R-8 for the balance of the plot; that there have been changes on the site or within the affected area; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation on March 19, 1962 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on April 10, 1962 and set for hearing on May 15, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on May 15, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated March 5, 1962 acting on Alt. Applic. No. 1204-55, reads:

"1. Since the term of variance will expire, any additional extension of variance is hereby referred back to the Board of Standards and Appeals under Cal. #106-56-BZ, Sec. 11-411 of Chapter 1, Article I of the Comprehensively Amended Zoning Resolution."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on March 19, 1957 only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five years from the date of this *amended* resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

329-56-BZ

APPLICANT—Joseph Schafran for Albert Maroon, owner.

SUBJECT—Application reopened April 10, 1962 for consideration as to extension of term of variance, expired March 12, 1962—decision of the Borough Superintendent, previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a retail use district, the use of existing premises for automobile repairs with hand tools only the 1st and 2nd floors and the storage of passenger cars on the floors above the 2nd floor, including the roof.

PREMISES AFFECTED—354-356 West 53rd Street, south side, 175 feet east of 9th Avenue, Block 1043, Lot 56, Borough of Manhattan.

APPEARANCES—

For Applicant: Joseph Schafran.

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For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on March 12, 1957, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that since the adoption of this resolution, there has been no change on the site or the surrounding area; that the former retail use district has been changed to C6-1; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance which had expired by time limitation March 12, 1962 under Section 11-411 of the amended Zoning Resolution; and

WHEREAS, this application was reopened on April 10, 1962 and set for hearing on May 15, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated February 15, 1962, acting on Alt. Applic. 401-56, reads:

"1. Would request the Zoning Variance granted by the Board of Standards and Appeals for the above mentioned premises on March 12, 1957 be extended for a period of five years."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on March 12, 1957 only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five years from the date of this *amended* resolution, to permit . . .; on condition that the booth which is now on the sidewalk shall be removed; that the heavy collision repairs shall be eliminated in accordance with the original resolution; and that all illegal signs shall be removed; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

610-56-BZ

APPLICANT—Ingram S. Carner for Hub Properties, Inc., owner.

SUBJECT—Application reopened April 10, 1962 for consideration as to extension of term of variance, expired April 9, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district the parking of patrons' and employees' motor vehicles in connection with the stores adjoining the site.

PREMISES AFFECTED—116-56 Farmers Boulevard, west side, 20.49 feet south of Dunkirk Street, Block 10381, Lot 51, St. Albans, Borough of Queens.

APPEARANCES—

For Applicant: Ingram S. Carner and M. Bruce Mandell.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on April 9, 1957 this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that there has been no change in the area since the last action of this matter as far as use, height or area; that the amended Zoning Designation is R3-2; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation April 9, 1962 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on April 10, 1962

and set for hearing on May 15, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on May 15, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated March 2, 1962 acting on Alt. Applic. No. 1662-56, reads:

"1. Proposed extension of free parking for patrons and employees adjacent to site (at Block 10381, Lot 54) in a Res. use dist. for an additional period of 5 years must be referred to B. of Sts. & Appeals as premises is subject to variance granted by the Board of S. & A. under Cal. 610-56-BZ."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 9, 1957 only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five years from the date of this *amended* resolution, to permit . . .; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

526-57-BZ

APPLICANT—Leonard F. Rothkrug for John Curran, owner.

SUBJECT—Application reopened December 19, 1961 for consideration as to extension of term of variance, expired April 8, 1963—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence and manufacturing use district, the maintenance of a parking lot. PREMISES AFFECTED—22-28 North Portland Avenue, west side, 172 feet 8 inches south of Flushing Avenue, Block 2027, Lots 34, 35, 36, 37 and 38, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on April 8, 1958 this application was granted by the Board, on certain conditions; and

WHEREAS, the applicant states that Certificate of Occupancy Number 162236 was issued September 10, 1958 in accordance with the Board's Resolution, which Certificate expires April 18, 1963; that this application is made at this time in behalf of a new owner who recently purchased the lot; that the new owner hopes to be able to lease the lot to a nearby resident who will maintain it properly, and seeks the extension at this time to permit the signing of a five year lease; that the prior owner allowed several trucks to be parked on the premises in order to build up rental income for sales purposes; that the new owner was not aware that the Certificate of Occupancy prohibited the parking of commercial vehicles until he sought to obtain an extension of the term of the variance; that the trucking tenant was told to remove all trucks as of November 1, 1961 so that there should be no trucks on the premises; that there have been no changes in zone, nor new construction within the neighborhood since the variance was granted; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which will expire by time limitation April 8, 1963; and

WHEREAS, this application was reopened on December 19, 1961 and set for hearing on January 30, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

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WHEREAS, a public hearing was held on this application on January 30, 1962 after due notice by publication in the Bulletin; laid over without date for inspection and for decision; applicant to inform Board when owner has complied with previous resolution of the Board so that inspection can be made; then set for May 1, 1962; then to May 15, 1962 as to extension of the term of variance and for inspection and decision; and

WHEREAS, the decision of the Borough Superintendent, dated November 8, 1961 acting on Alt. Applic. No. 1705-57, reads:

"1. Proposed parking lot partly in a Residence use district and partly in Manufacturing use district is contrary to Art. II Sec. 3 of the Zoning Resolution.

Note: This application granted under Cal. #526-57-BZ which expires April 8, 1963."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 8, 1958, only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit . . . ; *on condition* that the present fence shall be put in proper repair; that the lot shall be repaved with clean cinders or gravel, treated with a binder and rolled to grade to provide proper drainage; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

554-60-BZ

APPLICANT—Herbert E. Matz for St. John's Lutheran Church, owner.

SUBJECT—Application reopened April 10, 1962 for consideration as to extension of time to complete, expired December 13, 1961—decision of the Borough Superintendent, previously granted on condition, permitting in a E-1 area district, the replacement of the frame structure above the basement floor of an existing building with a Class 2 superstructure without the required rear and side yards and occupying more than the permitted area coverage.

PREMISES AFFECTED—86-20 114th Street, west side, 157 feet south of 86th Avenue, Block 9226, Lot 69, Richmond Hill, Borough of Queens.

APPEARANCES—

For Applicant: Paul C. Reisch and Herbert E. Matz.
For Opposition: None.

ACTION OF BOARD—Time extended to complete the work.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

WHEREAS, on December 13, 1960, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that an extension of time be granted to permit the Congregation of this Church to raise sufficient funds to get started; that St. John's Lutheran Church needs the building badly and will proceed with the work this year should the request be granted; that attached to this application is a letter from The City Planning Commission giving latest zone of the property; and

WHEREAS, the applicant requested reopening of this application and extension of time, to obtain permits and complete the work, which had expired by time limitation December 13, 1961; and

WHEREAS, this application was reopened on April 10, 1962 and set for hearing on May 15, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on May 15, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated March 1, 1962 acting on Alt. Applic. No. 960-60, reads:

"1. Proposed extension of time approval is contrary to B. of S & A Resolution under Cal. No. 554-60-BZ & 555-60-A and should be referred to the Board for reconsideration."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 13, 1960 only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that the time in which to obtain permits complete the work and obtain a Certificate of Occupancy shall be extended for twelve months from the date of this amended resolution, and that a Certificate of Occupancy shall be obtained."

310-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a two story and cellar building with storage in the cellar, stores on the first floor and offices on the second floor, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-03 to 198-09 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama and James E. Vassalotti.
For Opposition: John T. Gallagher, Mary Rizzo, Ethel Sebor, Frances Foley, Mabel Schaller, William McGorry, Frances McGorry, Dorothy Schmidt, Frieda Dauser and others.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative: 0
Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 4
Absent: Commissioner Klein 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on June 20, 1961 after due notice by publication in the Bulletin; laid over to September 26, 1961 for continued hearing; applicant to attempt to find conforming use; then to November 14, 1961, for continued hearing at request of applicant; applicant to endeavor to find a conforming use; then to December 5, 1961, for hearing at the request of the objectors; applicant to submit revised drawings; then to December 12, 1961, for decision; hearing closed; then to February 14, 1962, to await future development of area and decision; then to April 17, 1962, for definite evidence as to whether a financial institution is willing to finance homes on the property; then to May 15, 1962, for decision; after applicant has submitted revised drawings; and

WHEREAS, the decision of the Borough Superintendent, dated March 10, 1961 acting on N.B. Applic. No. 35-61, reads:

"1. Proposed stores, storage, offices, loading and unloading and parking of patrons & employees cars in open area on a lot located in a Residence Use District is contrary to Art. II, Sect. 3 of the Zoning Res.

2. Proposed business signs and curb cuts for business purposes in a Residence Use district are contrary to Art. II, Sect. 3 of the Zoning Resolution.

3. Proposed loading and unloading and parking of patrons and employees cars within the required open spaces are contrary to Art. IV Sect. 16-C of the Zon-

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ing Resolution for a lot in a G-1 area district."

and
WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the committee recommended that the application be denied; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision e of the Zoning Resolution; and

WHEREAS, the Board found that the applicant failed to substantiate a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution and was therefore not entitled to relief on the grounds of practical difficulty or unnecessary hardship.

Resolved, that the decision of the Borough Superintendent, acting on N.B. Applic No. 35-61, Objections Nos. 1, 2 and 3, dated March 10, 1961 be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

311-61-BZ

APPLICANT—Lama, Proskauer and Prober for Marmon Enterprises, Incorporated, owner.

SUBJECT—Application March 16, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, G-1 area district the erection of a one story and cellar building with stores and supermarket on first floor and storage in cellar, business signs, curb cuts and the loading, unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district for a term of twenty-five (25) years.

PREMISES AFFECTED—198-19 to 198-27 (198-01 to 198-43 official) 47th Avenue, 46-28 to 46-50 Francis Lewis Boulevard, northwest corner, and 197-36 to 197-58 46th Road, Block 5555, Lot 1, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama and James E. Vassalotti.
For Opposition: John T. Gallagher, Mary Rizzo, Ethel Sebor, Frances Foley, Mabel Schaller, William McGorry, Edwin Bivil, Dorothy Finger, Frank W. Finger, Thomas A. Reynolds, Genevieve Reichert, Evelyn Katzman, Louise Pugliese, Mary Ciccone and others.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on June 20, 1961 after due notice by publication in the Bulletin; laid over to September 26, 1961 for continued hearing; applicant to attempt to find conforming use; then to November 14, 1961 at request of applicant; then to December 5, 1961 at the request of objectors; applicant to submit revised drawings; then to December 12, 1961 for decision; hearing closed; then to February 14, 1962 to await future development of area and decision; then to April 17, 1962 for definite evidence as to whether a financial institution is willing to finance homes on the property; hearing closed; then to May 15, 1962 for decision; applicant to submit revised drawings; and

WHEREAS, the decision of the Borough Superintendent, dated March 10, 1961 acting on N.B. Applic. No. 36-61, reads:

"1. Proposed stores, supermarket, storage, loading and unloading and parking of patrons and employees cars in open area on a lot located in Residence Use district is contrary to Art. II Sect. 3 of the Zoning Resolution.

2. Proposed business signs and curb cuts for business purposes in a Residence Use district are contrary to Art. II Sect. 3 of the Zoning Resolution.

3. Proposed loading and unloading and parking of patrons and employees cars within the required open

spaces are contrary to Art. IV Sect. 16-C of the Zoning Resolution for a lot in a G-1 area district."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7e and 21 of the Zoning Resolution to permit in a residence use, G-1 area district, the erection of a one story and cellar building with supermarket on first floor and accessory storage in cellar, business signs, curb cuts, loading and unloading, parking of patrons' and employees' cars in the open area and within the required open spaces in a G-1 area district, for a term of twenty-five years *on condition* the work be done in accordance with drawings filed with this application dated March 16, 1961, 1 sheet, May 8, 1962, 2 sheets; *on further condition* that there shall be no curb cut on 47th Avenue; that a two foot six inch high brick wall with three foot iron picket fence on top of it making a total height of five feet six inches shall be constructed with no openings in it from the corner of Francis Lewis Boulevard west along 47th Avenue to the corner of the supermarket building and returned to the building; that the same two foot six inch high brick wall and three foot high picket fence shall be constructed along the 46th Road front and that on 46th Road with two openings 20 feet in width opposite the curb cut provided with gates which are to be kept locked after the business hours of the supermarket; that there shall be no exit of any kind to 47th Avenue and no signs on that avenue; that any lights used in the lot are to be so arranged that they shall shine on the surface of the lot and not on the streets or surrounding area; that all laws, rules and regulations applicable be complied with, permit be obtained, work done, Certificate of Occupancy obtained, within the requirements of Section 22A of the Zoning Resolution.

1617-61-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr. for John M. Charles, owner.

SUBJECT—Application October 25, 1961—decision of the Borough Superintendent, under Sections 7e, 19A (j) and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a one story and cellar building for use as retail stores; the proposed building encroaches on the required setback from a mapped street, exceeds the permitted area coverage.

PREMISES AFFECTED—766-784 Castle Hill Avenue, east side, from Lafayette Avenue to Virgil Place, 2202-2206 Lafayette Avenue, 2203-2207 Virgil Place, Block 3615, Lot 28, Borough of The Bronx.

APPEARANCES—

For Applicant: John J. Lynch and James J. Lyons, Jr.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative: Vice Chairman Kleinert and Commissioner Fox 2

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 3, 1962 after due notice by publication in the Bulletin; laid over to April 17, 1962 for inspection and decision; hearing closed; then to May 8, 1962 for decision; applicant to submit revised drawings; then to May 15, 1962 for decision; applicant to submit revised drawings showing setbacks and trees; and

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WHEREAS, the decision of the Borough Superintendent, dated September 25, 1961 acting on N.B. Applic. No. 1421-61, reads:

"1. Proposed erection of retail stores with patron parking in a residence use district is contrary to Art. II Sect. 3 of the Zoning Resolution and is hereby denied.

2. Proposed erection of a building in an E-1 area district nearer than 15 feet to the street line of the street on which it fronts is contrary to Art. IV, Sect. 15-A(c) of the Zoning Resolution.

Provide 10'-0" setbacks on other streets as provided in Art. IV, Sect. 15-A(e) of the Zoning Resolution.

3. Proposed building will occupy an excessive percentage of the lot as per Art. IV, Sect. 15-A(d) of the Zoning Resolution.

4. Provide required off-street loading berths in accordance with Art. IV, Sect. 19-A of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivisions e and 19A(j) of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7e, 19A(j) and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a one-story and cellar building for use as retail stores, the proposed building to encroach on the required setback a mapped street and to exceed the permitted area coverage, *on condition* that the work shall be done in accordance with drawings filed with this application dated October 25, 1961, 2 sheets, May 14, 1962, 5 sheets revised; that there shall be no show windows on Lafayette Avenue; that a split sapling fence 5 feet 6 inches in height shall be erected along the east lot line; that signs shall be permitted only on Castle Hill Avenue and limited to those permitted in a retail use district; that the stores shall be closed for business on Sundays; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1695-61-BZ

APPLICANT—Max Siegel Associates for Riverdale Motor Lodge Incorporated, owner.

SUBJECT—Application November 14, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a term of twenty five years, the installation and maintenance of accessory business signs on an existing hotel.

PREMISES AFFECTED—6355 Broadway, northwest corner of West 254th Street, Block 3421, Lot 1945 (1998), Borough of The Bronx.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: Samuel Bodian for Park Dept. and Mrs. Michael A. Raffaele.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 1, 1962 after due notice by publication in the Bulletin; laid over to May 15, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 25, 1961 acting on E.S. Applic. No. 247-61, reads:

"1. Erection of lighted business sign is not in accordance with Article II Sec. 3 of the Zoning Resolution."

and

WHEREAS, the decision of the Borough Superintendent, dated November 2, 1961 acting on E.S. Applic. No. 251-61, reads:

"1. Erection of a business sign in a residence use district is contrary to Section 3, Article II of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7e of the Zoning Resolution, to permit in a residence use district, for a term of twenty-five years, the installation and maintenance of accessory business signs on an existing hotel in accordance with drawings filed with this application dated November 14, 1961, 4 sheets, with the *following conditions and exceptions*: the sign "Motel" is to be removed from the elevator bulkhead; all flood lights are to be removed from the parapet railing; all flood lights are to be removed from the rear westerly wall; the wall sign proposed at the southeast corner of the building is to be non-illuminated; that all laws, rules and regulations applicable be complied with, permit be obtained, work done, Certificate of Occupancy obtained, within the requirements of Section 22A of the Zoning Resolution.

1700-61-BZ

APPLICANT—Dominick Salvati and Son for Vaccaro Kitchen Cabinets, owner.

SUBJECT—Application November 14, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, in an existing two story and cellar building, the change in use of the first floor from retail store to the display, sale and manufacture of kitchen cabinets using power tools for a temporary term of years.

PREMISES AFFECTED—7219 New Utrecht Avenue, east side, 44.54 feet north of 73rd Street, Block 6192, Lot 3, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 1, 1962 after due notice by publication in the Bulletin; laid over to May 15, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 8, 1961 acting on Alt. Applic. No. 2373-61, reads:

"1. Proposed woodworking shop with power saw in a business use district is contrary to Art. II Sec. 4 (31) of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Sec-

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tion 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7e of the Zoning Resolution, to permit in a business use district, in an existing two-story and cellar building, the change in use of the first floor from retail store to the display, sale and manufacture of kitchen cabinets, using power tools, for a term of five (5) years, *on condition* that the power tool use shall be only as shown on drawings filed with this application dated November 14, 1961, 9 sheets; that the premises shall conform to such drawings; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work done and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1705-61-BZ

APPLICANT—Schaefer and Atkin for Eden Funding Corporation, owner.

SUBJECT—Application November 15, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of an accessory parking lot for use in conjunction with the adjoining supermarket and shopping center for a temporary term of fifteen years.

PREMISES AFFECTED—1244 Metcalf Avenue, east side, 101.77 feet north of Westchester Avenue, Block 3780, Lot 11, Borough of The Bronx.

APPEARANCES—

For Applicant: Harry Atkin.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative 0

Not Voting: Vice Chairman Kleinert and Commissioner Fox 2

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 1, 1962 after due notice by publication in the Bulletin; laid over to May 15, 1962 for inspection and decision; applicant to correct drawings; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 15, 1961 acting on Alt. Applic. No. 994-61, reads:

"1. Proposed change of occupancy of above premises from Vacant Land to a Parking Lot in a Residence Use District is contrary to Art. II Sect. 3 of the Zoning Resolution."

and
WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the parking of motor vehicles as accessory to the adjacent supermarket, *on condition* that the work shall be done in accordance with drawings filed with this application dated November 15, 1961, 3 sheets and April 26, 1962, 1 sheet; that all laws, rules and regulations applicable shall be complied with; that the hours of operation of the parking lot shall be limited to the hours of operation of the supermarkets; that permit shall be obtained, work done and a

Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1718-61-BZ

APPLICANT—Leonard F. Rothkrug for Franlex Corporation, owner.

SUBJECT—Application November 17, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a parking lot for pleasure-type vehicles only for a temporary term of five years.

PREMISES AFFECTED—452-458 Warren Street, south side, 25 feet east of Bond Street, Block 899, Lots 9, 10, 11 and 13, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 1, 1962 after due notice by publication in the Bulletin; laid over to May 15, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 15, 1961 acting on Alt. Applic. No. 3179-60, reads:

"1. Parking of motor vehicles in a residence use district is contrary to Art. II Sect. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21 of the Zoning Resolution for a term of five (5) years, to permit the parking of motor vehicles in a residence use district *on condition* that the work shall conform with drawings filed with this application dated November 17, 1961, 2 sheets; that a 5 foot 6 inch high chain link fence shall be constructed around the lot where buildings do not occur, except that the corrugated iron fence may remain on the street front and is to be painted and put in good condition; that parking shall be limited to pleasure cars only; that a gate shall be installed on the street front and keys furnished to tenants of the parking spaces; that all laws, rules and regulations applicable shall be complied with; that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1743-61-BZ

APPLICANT—Charles M. Spindler for 39-46 Crescent Street Bldg., Corporation, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, the extension to an existing building for sale of auto accessories, brake adjustment, front end alignment, ignition repairs, muffler installation and mounting of tires.

PREMISES AFFECTED—72-16 to 72-18 (72-16 official) Roosevelt Avenue, south side, 116 feet (121 survey) west

MINUTES

of 73rd Street, Block 1304, Lot 40, Jackson Heights, Borough of Queens.

APPEARANCES—

For Applicant: Charles M. Spindler.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 17, 1962 after due notice by publication in the Bulletin; laid over to May 8, 1962 for inspection and decision; hearing closed; and then to May 15, 1962 for decision; applicant to submit revised drawing; and

WHEREAS, the decision of the Borough Superintendent, dated November 21, 1961 acting on Alt. Applic. No. 2609-61, reads:

"1. Proposed erection of an extension to an existing building and to use same for sales of auto accessories, brake adjustment, front end alignment, ignition, muffler installation and mounting of tires within a business use district and extending into a residence use district is contrary to Art. II Secs. 3 & 4 of the Z.R."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7c of the Zoning Resolution; to permit in a business and residence use district, the extension to an existing building for the sale of auto accessories, brake adjustment, front end alignment, ignition repairs, muffler installation and mounting of tires, on condition that the work shall be done in accordance with drawings filed with this application, dated November 28, 1961, 2 sheets and May 11, 1962, one sheet revised; that there shall be one curb cut only on Roosevelt Avenue, as shown; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1755-61-BZ

APPLICANT—Lama, Proskauer and Prober for Livia M. Peppe, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a local retail and residence use district, the change in use of the first floor of an existing three story building from coffee shop to restaurant and cabaret including mezzanine with flagpole and banner above the first floor, the upper floors to remain apartments.

PREMISES AFFECTED—106 West 3rd Street, south side, 103 feet east of McDougal Street, Block 540, Lot 20, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 1, 1962 after due notice by publication in the Bulletin; laid over to May 15, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 16, 1961, acting on Alt. Applic. 2064-61, reads:

"1. Proposed change of use from 'coffee shop' (coffee shop has not been established as existing legal use although P.A. 157/58 has been approved for coffee shop & 2 families & has been apparently approved as a restaurant under photostatic copy of amendment to Alt. 583-58 approved June 24, 1958) and two families & storage to restaurant (including mezzanine), cabaret & two families located in a Local Retail Use District & extending into a Residence Use District is contrary to Art. II Sec. 4-C and Art. II Sec. 3 of the Zoning Resolution.

3. Proposed flagpole & banner located above the first story ceiling in a Local Retail Use District is contrary to Art. II Sec. 4-C of Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7c of the Zoning Resolution, to permit in a local retail and residence use district, the change in use of the first floor of an existing 3-story building from coffee shop to restaurant and cabaret, the upper two floors to remain apartments, for a term of ten (10) years, on condition that work shall conform with drawings filed with this application dated November 28, 1961, 5 sheets and May 9, 1962, 1 sheet revised; that all existing signs on the front of the building shall be removed and the front shall be painted; that the only signs on the front of the building shall be those permitted in a retail use district; that the mezzanine over the front entrance shall be removed; that the orchestra shall be limited to two string instruments in addition to a piano; that the capacity of the premises shall be limited to the legal capacity of the exits; that all laws, rules and regulations applicable shall be complied with; and that a permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1756-61-A

APPLICANT—Lama, Proskauer and Prober for Livia M. Peppe, owner.

SUBJECT—Application November 28, 1961—Appeal from a decision of the Borough Superintendent, re—flagpole and banner.

PREMISES AFFECTED—106 West 3rd Street, south side, 103 feet east of McDougal Street, Block 540, Lot 20, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 16, 1961 on Alt. Applic. 2064-61, reads:

"2. Projection of proposed flagpole and Banner on front of building in contrary to C26-219.0 A.C."

and

WHEREAS, the applicant states that the building is 22 by 116 feet in area, 3 stories, 36 feet high, of class 3 construction, located in local retail and residence use, C and D area and Class 1 and 1¼ height district, built before 1880, now used and occupied since 1958; 1st floor—restaurant and

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cabaret, 195 persons; 2nd and 3rd floor—one family each floor; that the proposed use and occupancy will be the same; that an accompanying zoning application contains additional facts about the premises; and

WHEREAS, the applicant states that it is proposed under this application to legalize the flagpole and banner on the front of the building which is contrary to C26-219.0 A.C.; that the banner is 8 by 10 feet and is hung from a flagpole located at the top of the 2nd story window; that if the banner were a flag it would be a permitted use; that inasmuch as the only difference between a flag and a banner is the coloring, it is respectfully requested that this application be granted; and

WHEREAS, the premises was inspected by a Committee of the Board, in conjunction with application filed under Cal. No. 1755-61-BZ and the Committee recommended against granting this appeal to permit the flagpole to remain.

Resolved, that the decision of the Borough Superintendent, dated November 16, 1961, acting on Alt. Applic. 2064-61, Objection #2, be and it hereby is *affirmed* and that the appeal be and it hereby is *denied*.

Adjoined 4:00 P.M.

James P. Mulroy, *Secretary*.

REGULAR MEETING

TUESDAY AFTERNOON, MAY 15, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

154-61-A

APPLICANT—Peter A. Canevari for 504 West Broadway Corporation, owner.

SUBJECT—Application February 10, 1961, Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—504 West Broadway, west side, 198 feet north of Houston Street, Block 525, Lot 51, Borough of Manhattan.

APPEARANCES—

For Applicant: Peter A. Canevari.

For Administration: Lieut. John P. Manfredi; Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 12, 1961 on Violation Order No. 480747, reads:

"1. Provide an approved automatic sprinkler system throughout entire building.

Chapter 19-161.0 Administrative Code."

WHEREAS, the premises and surrounding area were inspected by a committee of the Board.

Resolved, that the decision of the Fire Commissioner, dated January 12, 1961, acting on Violation Order #480747, Objection No. 1, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

269-61-A

APPLICANT—Lama, Proskauer and Prober for Mercerway Realty Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—487 Broadway, 443-449 Broome Street, southwest corner, and 60 Mercer Street, Block 474, Lot 29, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti and Rubin Sulsky.

For Administration: Lieut. John P. Manfredi; Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated December 5, 1960 and February 27, 1961 on Order No. 157353, reads:

"1. Provide an approved automatic sprinkler system throughout entire bldg."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board finds that the alternate proposal of the applicant is not a satisfactory substitute for the sprinkler system.

Resolved, that the decision of the Fire Commissioner, dated December 5, 1960 and February 27, 1961, acting on Order No. 157353, Objection No. 1, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

270-61-A

APPLICANT—Robert Teichman for Thalwein Realty Company, owner.

SUBJECT—Application March 8, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—132 Duane Street, south side, 25 feet, 5 inches west of Church Street, Block 146, Lot 22, Borough of Manhattan.

APPEARANCES—

For Applicant: Robert Teichman.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated February 6, 1961 on Violation Order No. 490814, reads:

"1. You are hereby ordered to provide an approved automatic sprinkler system throughout the premises of 132 Duane Street including the cellar and sub-cellar. Chap. 19-161.0 of the Administrative Code."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board.

Resolved, that the decision of the Fire Commissioner, dated February 6, 1961, acting on Violation Order 490814, Objection No. 1, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

338-61-A

APPLICANT—Edwin Storch for Yetta Cohen and/or Estate of Sam Cohen, c/o Hyman Cohen, owner.

SUBJECT—Application March 20, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—193 Bowery, east side, 125 feet north of Delancey Street, Block 425, Lot 6, Borough of Manhattan.

APPEARANCES—

For Applicant: Edwin Storch.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated February 20, 1961 on Violation Order No. 489199, reads:

"1. Provide an approved automatic sprinkler system throughout the entire building.

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Chapter C19-161.0 Administrative Code."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board.

Resolved, that the decision of the Fire Commissioner, dated February 20, 1961, acting on Violation Order 489199, Objection No. 1, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

987-61-A

APPLICANT—Henry Nordheim for Stephan Sozansky, owner.

SUBJECT—Application June 27, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variance of Section 216, subd. 2a, 2c and 2e of the Multiple Dwelling Law re—height and minimum dimensions of yard or courts.

PREMISES AFFECTED—1864 White Plains Road, east side, 119.82 feet south of Rhinelander Avenue, Block 4050, Lot 34, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative 0
Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated June 16, 1961 on Alt. Applic. 439-61, reads:

"A-1—Proposed cellar apartment contrary to Sec. 216 sub 2a-2c-2e as follows: Sub 2a—ceiling heights not 9'0" clear. Sub 2c—Court level not 6" below floor level of apartment. Sub 2e—Opening to a court less than 5'6" in width and also extends more than 25' from rear yard."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated June 16, 1961, acting on Alt. Applic. 439-61, Objection No. A-1, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1056-61-A

APPLICANT—Henry Nordheim for Nikola Braut, owner.
SUBJECT—Application July 6, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variance of Section 34 subd. 6 of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—1109 White Plains Road, west side, 82.39 feet north of Watson Avenue, Block 3758, Lot 54, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative 0
Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated June 30, 1961 on Alt. Applic. 518-61, reads:

"A-1—Proposed cellar apt. in the above existing Class A Hereafter Erected Multiple Dwelling, is contrary to Section 34 subdivision 6 of the Multiple Dwelling Law in that windows of propose apt. do not open on a adequate adjacent space and Sec. D26-3.0 of the Administrative Code which requires one room of 150 sq. ft. or more."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent,

dated June 30, 1961, acting on Alt. Applic. 518-61, Objection No. A-1, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1444-61-A

APPLICANT—The Goodyear Tire and Rubber Company, owner.

SUBJECT—Application September 18, 1961—Appeal from a decision of Fire Commissioner re—packaging of Combustible Mixture known as Neolite Weather-Cote in 4 ounce polyethelene containers, in New York City, capacity of containers not in conformity with administrative code requirements.

APPEARANCES—

For Applicant: K. E. Bristol and J. E. Shores.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Fire Commissioner, dated September 7, 1961 on Folder No. 122-1940, reads:

"Please be advised that your application for our approval of NEOLITE WEATHER-COTE in the four (4) ounce polyethelene container must be denied on the grounds that said container fails to conform with Section C19-62.0, subdivision b of the Administrative Code of the City of New York, which specifies that Combustible Mixtures shall be packaged in glass bottles of a capacity not exceeding thirty-two (32) ounces each or in cans of a capacity not exceeding two (2) gallons each—etc."

and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Fire Commissioner dated September 7, 1961, acting on Folder No. 122-1940 be and it hereby is *modified* and that the appeal be and it hereby is *granted on conditon* that the containers shall be identical with the samples submitted with this application to the Board.

137-62-A

APPLICANT—Paul Gilbert for Oliver W. Holmes, owner.

SUBJECT—Application January 23, 1962—Appeal from a decision of the Borough Superintendent re—storage of liquefied Chlorine, etc.

PREMISES AFFECTED—1507-1565 Albany Avenue, east side, 115 feet south of Farragut Road, Block 5016, Lot 13, Borough of Brooklyn.

APPEARANCES—

For Applicant: Paul D. Gilbert, Philip C. Lindenauer and Oliver W. Holmes.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 22, 1962, as amended May 7, 1962, on B.N. Applic. 2225-61, reads:

"1. Provide a room or compartment of fireproof or fire retarded construction in accordance with C19-95.0 P d3 for storage & use of liquefied chlorine.

2. Proposed installation of 6 liquefied chlorine tanks 100# each) within 50'-0" of a place of public amusement or assembly is contrary to C19-95.0 P (6) of the Administrative Code.

3. Premises subject to previous B & S Calendar #253-37-A."

and

WHEREAS, the premises was inspected by a committee of the Board.

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Resolved, that the decision of the Borough Superintendent, dated January 22, 1962 as amended May 7, 1962, acting on B.N. Applic. 2225-61, Objection Nos. 1, 2 and 3, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this appeal dated January 23, 1962, 2 sheets and May 8, 1962, 1 sheet; and that all other laws, rules and regulations applicable shall be complied with.

179-62-A

APPLICANT—Louis Shulman for East Side House, owner.

SUBJECT—Application February 16, 1962—Appeal from a decision of the Borough Superintendent, re—Class 3 building, private school.

PREMISES AFFECTED—540 East 76th Street, southeast corner of Franklin Roosevelt Drive, Block 1487, Lot 30, Borough of Manhattan.

APPEARANCES—

For Applicant: Louis Shulman.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 19, 1962 on Alt. Applic. 2243-61, reads:

"C1—The proposed use of this class 3 non-fireproof building as a private school is contrary to C26-254.0, Building Code, in that the tabular height, tabular area and number of stories are exceeded."

and
WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated January 19, 1962, acting on Alt. Applic. 2243-61, Objection No. C1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this appeal dated May 7, 1962, 8 sheets; and that all other laws, rules and regulations applicable shall be complied with and a new Certificate of Occupancy obtained.

305-58-A—Vol.II

APPLICANT—Lama, Proskauer and Prober for Willa Realty Company, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—Appeal from a decision of the Borough Superintendent, re egress; previously granted on condition.

PREMISES AFFECTED—35 West 21st Street, north side, 372 feet east of Avenue of The Americas, Block 823, Lot 19, Borough of Manhattan.

APPEARANCES—

For Applicant: Alfred A. Lama and David Israel.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

930-60-A

APPLICANT—Isaac Engel Realty Company, Incorporated, owner.

SUBJECT—Application December 23, 1960—Appeal from a Violation order of the Fire Commissioner re—vacate order.

PREMISES AFFECTED—489 Broadway, 442-444 Broome Street, northwest corner, Block 484, Lot 29, Borough of Manhattan.

APPEARANCES—

For Applicant: Isaac Engel.

ACTION OF BOARD—Application dismissed for lack of prosecution by the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

266-61-A

APPLICANT—Chesbrough Building Company, owner; McClunn and Company, Incorporated, lessee.

SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—26 Whitehall Street, west side, 50 feet southwest of Bridge Street, Block 9, Lot 53, Borough of Manhattan.

APPEARANCES—

For Applicant: Albert R. George and L. T. Kunkel.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to May 22, 1962, at 2 P.M. for revised drawing, statement and decision; hearing previously closed.

327-61-A

APPLICANT—Gustave Goldman for David Robbins, owner.

SUBJECT—Application March 21, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—16 Spruce Street, south side, 114 feet 9 inches west of William Street, Block 101, Lot 7, Borough of Manhattan.

APPEARANCES—

For Applicant: Gustave Goldman.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to July 17, 1962, at 2 P.M. for inspection and decision; Fire Department to submit report.

652-61-A

APPLICANT—Conveyor Exchange Company for Unique Doll and Novelty Company, owner.

SUBJECT—Application May 11, 1961—Appeal from a decision of the Borough Superintendent, re—lifting device.

PREMISES AFFECTED—476 Jefferson Street, southeast corner of Cypress Avenue, Block 3178, Lot 20, Borough of Brooklyn.

APPEARANCES—

For Applicant: Harold Perrine and Jack M. Tayne.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law—re height and bulk.

PREMISES AFFECTED—117 East 71st Street, north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

APPEARANCES—

For Applicant: Saul S. Nevins.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for additional inspection, restudy and decision, applicant to submit drawings and statement; hearing previously closed.

1221-61-A

APPLICANT—Robert Horowitz c/o Screen Gems, Incorporated for R. and H. Management Company, owner; Screen Gems Incorporated, lessee.

SUBJECT—Application July 24, 1961—Appeal from an order and a decision of the Fire Commissioner re—stor-

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age vaults, ventilation, tag for sprinkler shut off valves, etc.

PREMISES AFFECTED—395-401 Park Avenue South, 112 East 28th Street, southeast corner, Block 883, Lot 88, Borough of Manhattan.

APPEARANCES—

For Applicant: Lawrence C. Gibbs.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

68-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 Art 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—121 Glascoe Avenue, southeast corner of Leonard Avenue, Block 1462, Lot 15, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

69-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—125 Glascoe Avenue, east side, 49 feet south of Leonard Avenue, Block 1462, Lot 14, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

70-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—127 Glascoe Avenue, east side, 73 feet south of Leonard Avenue, Block 1462, Lot 12, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

71-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—129 Glascoe Avenue, east side, 97 feet south of Leonard Avenue, Block 1462, Lot 11, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

72-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—131 Glascoe Avenue, east side,

121 feet south of Leonard Avenue, Block 1462, Lot 10, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

81-62-A

APPLICANT—Albert Melniker for Herbert Winrock, owner.

SUBJECT—Application January 19, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—290 Stafford Avenue, east side, 39.04 feet north of Belfield Avenue, Block 6268, Lot 3, Huguenot, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

82-62-A

APPLICANT—Albert Melniker for Herbert Winrock, owner.

SUBJECT—Application January 19, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—239 Sinclair Avenue, west side, 34.94 feet north of Belfield Avenue, Block 6268, Lot 74, Huguenot, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

361-37-BZ—Vol. IV

APPLICANT—Burke and Groh for Stuart A. Weiss and Kenneth M. Weiss, owners.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired April 18, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, to permit in a business use district, for a term of twenty years, the erection and maintenance of a gasoline service station, auto washing, lubricatorium, office, sale of auto accessories, minor repairs with hand tools only, and the continuance of the present parking lot which is a conforming use—previously denied and restored to the Docket for new hearing by order of the Court December 13, 1960.

PREMISES AFFECTED—91-11 Roosevelt Avenue, north side between 91st and 92nd Street, Block 1479, Lot 38, Jackson Heights, Borough of Queens.

APPEARANCES—

For Applicant: Jerrold I. Ehrlich.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE:

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. IV, on April 18, 1961, on certain conditions; and

WHEREAS, the application requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 18, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

“that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained.”
(N.B. 773/59)

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736-45-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Skyway Manhattan, Inc., owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a business use district, the erection and maintenance of a gasoline service station, lubritorium, auto laundry and office (previously denied by the Board for gasoline service station, motor vehicle repair shop and subsequently granted for the parking and storage of more than five motor vehicles).

PREMISES AFFECTED—3740 Broadway, northeast corner of West 155th Street, Block 2114, Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Request to reopen for amendment denied.

THE VOTE TO REOPEN AND AMEND—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

529-52-BZ—Vol. II

APPLICANT—Irwin Emerman for Texaco, Incorporated, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired May 9, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f, 7i and 7e of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, lubritorium, auto washing, non-automatic, office, sales of accessories, minor repairs with hand tools only, safety inspection station, ground sign and parking and storage of motor vehicles.

PREMISES AFFECTED—77-03 to 77-21 Roosevelt Avenue and 37-62 to 37-78 78th Street, northwest corner, Block 1288, Lot 39, Jackson Heights, Borough of Queens.

APPEARANCES—

For Applicant: Irwin Emerman.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 9, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 9, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 3518/60)

609-59-BZ

APPLICANT—Charles M. Spindler for Santellos Service Station, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired March 7, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7a of the Zoning Resolution, permitting in a business use district, the extension and use of a gasoline service station, lubrication, auto washing, minor repairs using hand tools only, office, and sale of auto accessories.

PREMISES AFFECTED—651-653 4th Avenue and 175-183 20th Street, northeast corner, Block 637, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles M. Spindler.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on March 1, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on March 7, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on March 1, 1960, as *amended* on March 7, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 2201/59)

279-60-BZ

APPLICANT—John F. Fitzsimons for Greek Orthodox Community of Saint Demetrios, Incorporated, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired April 4, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, to permit in an E-1 area district, the erection of a church and community center occupying excessive area without the required setbacks from the side streets.

PREMISES AFFECTED—84-35 152nd Street and 152-01 84th Drive, northeast corner and 152-02 84th Road, Block 9749, Lot 36, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: John F. Fitzsimons.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on October 4, 1960, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on October 4, 1960 only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 866/60)

50-61-BZ

APPLICANT—Leonard F. Rothkrug for Estate of Edward B. Hittleman, owner; Buddies Restaurant Corporation, lessee.

SUBJECT—Application for consideration—for approval of working drawings and reopening for extension of time to complete which expired May 9, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a business and residence use district, the extension of a parking area accessory to a drive-in restaurant,

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from the business use portion, into the residence use portion, for a temporary term of 10 years.

PREMISES AFFECTED—2427 Flatbush Avenue, east side, 140 feet south of Avenue T, Block 8543, part of Lot 17 and part of Lot 41, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Working Drawing approved.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 9, 1961, on certain conditions; and

WHEREAS, the applicant submitted working drawings, for approval by the Board, as being in substantial compliance with the requirements of the resolution.

Resolved, that the Board of Standards and Appeals does hereby approve working drawings marked "Received April 10, 1962, one sheet, as to arrangement and design, as being in substantial compliance with the terms and conditions of the resolution adopted by the Board on May 9, 1961. (Alt. Applic. 3115/60)

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on May 9, 1961, only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 3115/60)

421-50-BZ

APPLICANT—Lama, Proskauer and Prober for Ida Blaer, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Sections 7a, 7f, 7i 7h and 2l of the Zoning Resolution, permitting in a residence and business use district, the reconstruction of existing gasoline service station to include lubritorium, auto laundry, motor vehicle repairs and office and permit the parking and storage of more than five motor vehicles on unbuilt upon portion of lot.

PREMISES AFFECTED—4778-4782 Broadway, east side, 225 feet north of Dyckman Street, Block 2233, Lot 10 (formerly 10, 11 and 12), Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and set for hearing on June 12, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice; premises and surrounding area to be inspected by a committee of the Board.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

699-54-BZ

APPLICANT—Henry Nordheim for Annie Tomassa, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired May 14, 1962

—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles on unbuilt upon portion of lot.

PREMISES AFFECTED—2231 Belmont Avenue, west side, 150 feet south of East 183rd Street, Block 3086, Lot 36, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

ACTION OF BOARD—Application reopened and set for hearing on June 12, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

722-56-BZ

APPLICANT—Marc Joseph for City Builders, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired March 26, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for more than five (5) motor vehicles.

PREMISES AFFECTED—Northwest corner of Grand Avenue and West 176th Street, Block 2867, Lot 98, Borough of The Bronx.

APPEARANCES—

For Applicant: Marc Joseph.

ACTION OF BOARD—Application reopened and set for hearing on June 12, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

18-58-BZ

APPLICANT—Patrick D. Concagh for Marie A. (Pedito) Spica, owner; International Millwork Corporation, lessee.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a business use district, the change in use in the premises from factory to saw and planing mill.

PREMISES AFFECTED—3308 Edson Avenue, northeast corner of Givan Avenue, Block 4881, Lots 75 and 77, Borough of The Bronx.

APPEARANCES—

For Applicant: P. D. Concagh.

ACTION OF BOARD—Application reopened and set for hearing on June 12, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

Adjourned 4:45 P.M.

JAMES P. MULROY, Secretary.

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The following reports and recommendations of the Committee on Test were approved by the Board on March 13, 1962.

62-61-SA

APPLICANT—Morris Kweller for Clesco National Products, Inc., owner.

WHEREAS, the report of a Committee on Test reads:
62-61-SA—M. Kweller for Clesco National Products, Inc., Cincinnati, Ohio, requested that the resolution adopted November 28, 1961, under Calendar Number 62-61-SA be reopened and amended so as to permit the use of the Clesco Dry Cleaning Machine Models 220 and 440 as coin operated or customer operated dry cleaning machinery.

DESCRIPTION: The coin operated Clesco Dry Cleaning Machines Models 220 and 440 will be similar to those previously approved under Calendar Number 62-61-SA except that a coin operated starting mechanism will be added.

The washer basket is nominally 13 inches deep and 25 inches in diameter. The calculated cubical content of the basket based on its internal design is 3.50 cubic feet.

RECOMMENDATION: The committee recommends that the resolution adopted November 28, 1961, under Calendar Number 62-61-SA be reopened and amended so as to permit the Clesco Dry Cleaning Machine Models 220 and 440 to be used as coin operated equipment where permitted in the Zoning Resolution and when installed in accordance with the Board's Rules for Coin Operated Dry Cleaning Establishments provided that each machine bears a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 62-61-SA". The committee further recommends that on each machine there be displayed its maximum dry load capacity of 9.80 pounds.

All electrical installation work to conform to the Electrical Code of the City of New York.

Exhaust air flow through the loading door opening shall be at least 100 cubic feet per minute.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

244-61-SA

APPLICANT—Laundercoin Sales Corporation for Norge Sales Corporation; Lama, Proskauer and Prober, agent.

WHEREAS, the report of a Committee on Test reads:
244-61-SA—Norge Sales Corp., Chicago, Illinois, filed for approval of the appliance known as Norge Dry Cleaner Model KM-G-1 under the provisions of the Dry Cleaning Rules of the Board adopted under Calendar Number 156-62-SR.

USE: Coin operated dry cleaning machine using Perchloroethylene as the solvent.

DESCRIPTION: The equipment consists of a system of eight machines, storage base tanks to which the washers are attached, a solvent manifold which distributes filtered solvent to each machine and a filter system which includes the solvent circulating pump and its operating control.

Each washer contains a condenser system which reclaims the solvent vapors during the drying cycle. The condensed solvent liquid as well as condensed moisture is emptied from the machine and directed to a water separator which separates the solvent from the water. The solvent returns to the base storage tank and the water is directed to waste.

The controls used in the filtering system such as the heat

exchanger, valves and temperature control insure a temperature of the solvent between 75° and 85°F and when it is necessary to maintain water temperature of 75°F or lower a refrigerant (F22) is used.

The heater exchanger is of the shell and tube type and has a capacity of 3000 g.p.h.

The filter tank is equipped with 48 internal tubes which are suspended within the tank. Each tube is covered by a 70 x 80 wire mesh screen to form a porous coating over the screen surface.

When the filter system is on filtration, the pump draws dirty solvent from the base storage tank and forces it under low pressure into the inlet manifold of the filter tank located in the bottom of the filter tank. The solvent is forced upward in the tank passing through the porous coating which picks up the soil and dirt and the filtered solvent returns to the manifold to be re-used.

The basket has a nominal diameter of 26 inches and a depth of 16 inches with a calculated cubical content based on its internal design of 4.28 cu. ft.

INSPECTION AND TEST: Drawings of the appliance were examined and the basket was found to have a volume of 4.91 cu. ft.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Norge Coin Operated Dry Cleaner KM-G-1 under the provisions of the Dry Cleaning Rules of the Board adopted under Calendar 156-62-SR and where permitted in the Zoning Resolution provided that each machine bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 244-61-SA".

The Committee further recommends that on each machine there be displayed its maximum dry load capacity of 11.98 pounds.

The Committee further recommends that all electrical work conform to the Electrical Code of the City of New York and further that in the event of any malfunction the door of the appliance shall remain in the locked position until the machine is placed in an operable condition and the cycle completed.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

400-61-SA

APPLICANT—John F. Danielson for Whirlpool Corporation, owner.

WHEREAS, the report of a Committee on Test reads:
400-61-SA—Whirlpool Corporation, Benton Harbor, Michigan, filed for approval of the RCA Whirlpool Dry Cleaner Model 155 under the provisions of the Board's Rules Covering Coin Operated Dry Cleaning Establishments.

USE: A coin operated dry cleaning machine using Perchloroethylene as solvent.

DESCRIPTION: The model 155 dry cleaning machine is a package unit designed for coin operation. It is a front loading machine with a 12½ inch diameter loading door which is interlocked with the exhaust system so that the exhaust will automatically operate if the loading door is opened. In addition an interlock prevents the door from being opened after start up until completion of the 50 minute cleaning and drying cycle. A solenoid operated valve for draining solvent to the storage tank is provided.

The washer-extractor is of porcelain enameled steel nomi-

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nally 29 inches in diameter and 13½ inches deep. It tumble washes at 48 rpm and extracts the solvent first, at 225 rpm and then 450 rpm. For this purpose a two speed heavy duty capacitor start motor with overload protection is provided.

A tubular type filter is used to clean the solvent after the cleaning cycle and a separately driven pump with a capacity of 480 gallons per hour is used to circulate the solvent from the 23 gallon storage tank to the washer-extractor section and then through the filter back to the tank.

To provide warm air during the drying cycle, which follows the extraction cycle, low density enclosed type electrical heating elements are used to heat the air that is then drawn through the damp fabrics by the exhaust system. A ½ hp. refrigerating system employing 3 lbs. of R-12 refrigerant is used to condense perchlorethylene vapors that are picked up by the warm drying air. This air after passing through the low temperature evaporator coil is exhausted to outdoors. An additional evaporator cooling coil is installed within the solvent tank to reduce temperature if necessary.

INSPECTION AND TESTS: The model 155 dry cleaner has been tested and approved by Underwriters Laboratories, file 32538.

The calculated cubic capacity of the washer drum based on its internal design is 3.92 cubic feet.

RECOMMENDATION: The committee recommends the approval of the appliance known as RCA Whirlpool Dry Cleaner, Model 155 for use in New York City where permitted in the Zoning Resolution and when installed in accordance with the Board's Rules for Coin Operated Dry Cleaning Establishments provided that each machine bears a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 400-61-SA". The committee further recommends that on each machine there be displayed its maximum dry load capacity of 10.98 pounds.

All electrical installation work to conform to the Electrical Code of the City of New York.

Exhaust air flow through the loading door opening shall be at least 100 cubic feet per minute.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

1445-61-SA

APPLICANT—Haus and Bresin for Philco Corporation, owner.

WHEREAS, the report of a Committee on Test reads: 1445-61-SA—Haus and Bresin for Philco Corp., Philadelphia, Pa., filed for approval of the Philco-Bendix Coin Operated Dry Cleaner CC 9182 under the provisions of the Dry Cleaning Rules of the Board adopted under Calendar Number 156-62-SR.

USE: Coin operated dry cleaning machine using Perchlorethylene as the solvent.

DESCRIPTION: The equipment consists of two complete dry cleaning units along with their associated solvent conditioning system located within a single cabinet structure. The basic structural element is a steel solvent storage tank which supports the entire machine. The two dry cleaning units are mounted on top of the fully enclosed portion of the tank inside which the solvent is stored. Immediately adjoining this tank is a steel reservoir with an open top. This reservoir is located under the filter and is of sufficient capacity to contain the entire contents of the filter. The fully enclosed portion of the tank has a perimeter gutter system

for draining any fluid leaks which occur in the dry cleaning units into the tank reservoir. A switch completely terminates the operation of both machines and turns on "Out of Order" lights if fluid enters the open top portion of the tank.

The basket has a nominal diameter of 25" and is 13⅝" deep and a cubical content based on its internal design of 3.55 cu ft.

The filter used contains 36 stainless steel braided wire filter tubes having a filter area of approximately 18 sq. ft. and the filter capacity is 750 gallons per hour. All muck which remains in the filter is sent to the muck cooker.

The muck cooker is used to distill solvent from the muck collected at the bottom of the filter. The muck is heated by means of a 3150 watts, 230 volt electrical heating unit located on the underside of the floor of the cooker. The distilled solvent from the muck is returned to the solvent storage tank.

Drying of the garments is accomplished by means of six 2000 watt air heaters. After the drying cycle is complete, there is a 4 minute deodorizing or purge period during which time the remaining traces of solvent vapor are removed from the cylinder and exhausted to the outer air before the machine loading door can be opened.

There is no refrigerant or cooling system used in connection with the condensing operation as the unit is equipped with a condenser using water as the condensing agent. The water circulates through a closed system and is discharged to the plumbing system approved by the Dept. of Buildings.

There is no valve or closure at the outlet from the washing cylinder to the solvent tank. During the washing cycle the solvent continuously circulates from the tank through the filter into the washer and back to the storage tank. An over flow pipe back to the storage tank is also provided in case the primary discharge opening becomes clogged.

INSPECTION AND TEST: Drawings of the appliance were examined and the size of the basket was found to be nominally 25" in diameter by 13⅝" deep having a volume of 3.55 cu. ft., based on its internal design.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Philco-Bendix Coin Operated Dry Cleaner CC 9182 under the provisions of the Dry Cleaning Rules of the Board adopted under Calendar Number 156-62-SR and where permitted in the Zoning Resolution provided that each machine bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1445-61-SA".

The Committee further recommends that on each machine there be displayed its maximum dry load capacity of 9.94 pounds.

The Committee further recommends that all electrical work conform to the Electrical Code of the City of New York and further that in the event of any malfunction the door of the appliance shall remain in the locked position until the machine is placed in an operable condition and the cycle completed.

Exhaust air flow through the loading door opening shall be at least 100 cubic feet per minute.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

90-62-SA

APPLICANT—Haus and Bresin for Vamco Corporation, owner.

WHEREAS, the report of a Committee on Test reads: 90-62-SA—Haus & Bresin for Vamco Corp., Brooklyn,

MINUTES

N. Y., filed for approval of the Vamco Dry Cleanomat Model DCSS-62 under the provisions of the Board's Rules Covering Coin Operated Dry Cleaning Establishments.

USE: A dry cleaning machine using perchlorethylene solvent.

DESCRIPTION: The Vamco dry cleaner is a coin operated dry cleaning machine designed for installation in stores, laundrettes, etc. The machine is a combination washer, extractor, and dryer, performing all operations automatically within the machine after the starting switch has been actuated.

This dry cleaner consists of a perforated metal basket constructed of 16 gauge stainless steel with an inside diameter of $25\frac{11}{16}$ " and a depth of 12". This basket or cylinder rotates within a solvent tight tub constructed of 16 gauge steel. The tub diameter is nominally $27\frac{5}{8}$ " with a nominal depth of 18". The cylinder rotates during the wash and drying cycles at a speed of 51 RPM and at a speed of 420 RPM during the extraction cycle. The machine is equipped with a condenser to remove all water vapor from the clothing and solvent and to discharge this water through a drain line to a plumbing system approved by the Dept. of Buildings. For drying, the machine is equipped with two heating coils with a total wattage of 4200.

The machines are equipped with exhaust vents and any and all exhaust fumes are carried through galvanized ducts with taped joints to a common exhaust duct connected to a blower which carries all fumes to outer air. This blower must be started before any machine can be operated. In case of failure of this blower, the doors on the dry cleaning machines will remain locked until the blower is put back in service. While machine is operating the door cannot be opened for any reason until the drying cycle is complete. The complete cycle time for washing, extracting, and drying is 42 minutes. However, this machine is equipped with a sensing device which will automatically control the drying cycle. If the front door of the machine is somehow forced open during any portion of the cycle a double pole, double throw door switch would automatically open the diverter which would remove all fumes within the machine to outer air. If the blower fan fails during the drying cycle of any machine the heater elements would automatically disconnect.

In conjunction with the washer there is a solvent filtration and reclamation system as manufactured by Arvan Products, Inc. of Warren, Ohio. This filtration system contains two solvent storage tanks. The upper tank has a capacity of 135 gallons of clean solvent. The lower tank located under the dry cleaning machines has a capacity of approximately 60 gallons per machine. In operation a clean solvent is fed to the washer from the upper storage tank. The solvent leaves the washer by gravity and is discharged into the lower storage tank. The solvent is pumped from the lower tank through the Arvan filter which is equipped with Monel metal mesh tubes, non bridging and self cleaning. The muck is condensed into a cake by a hydraulic pump and motor. This muck cake is easily disposed of since there is no perchlorethylene odor and is in solid form. The clean solvent is then discharged into the upper tank.

Each dry cleaning machine is equipped with a condenser using water as the condensing agent. This water circulates within a closed system, and is discharged to the plumbing system as warm water. There is also available, as optional equipment, a cooling unit to provide chilled water for the condensing process. The cooling unit uses Freon as a refrigerant, and is operated by a Tecumseh compressor with a 3 H.P. motor. When chilled water is used the system operates as a closed system recirculating the warm water through the chiller.

The dry cleaning machine is equipped with a dump valve at the outlet leaving from the dry cleaner to the storage tank below. This dump valve is operated by a time mechanism so as to open at the end of the washing cycle, and return all solvent to the storage tanks. At other times it remains closed, but a manual switch is provided so that the

attendant can open this valve whenever necessary due to a mechanical or electrical failure. An overflow pipe leading to the storage tank is also provided at a point below the level of the loading door. This overflow pipe is equipped with a check valve to permit overflowing solvent to flow toward the storage tank only.

INSPECTION AND TEST: The data submitted was examined and it was noted that the basket capacity based on the internal design was 3.51 cu.ft.

RECOMMENDATION: The committee recommends the approval of the appliance known as the Vamco Dry Cleanomat, Model DCSS-62 under the provisions of the Dry Cleaning Rules of the Board adopted under Calendar Number 156-62-SR and where permitted in the Zoning Resolution provided that each machine will bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 90-62-SA".

The Committee further recommends that on each machine there be displayed its maximum dry load capacity of 9.88 pounds.

All electrical installation work shall conform to the Electrical Code of the City of New York.

Exhaust air flow through the loading door opening shall be at least 100 cubic feet per minute.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

*CORRECTION

That portion of the minutes of the meeting of the Board of Standards and Appeals held on May 1, 1962 as they appeared in Bulletin No. 19, Vol. 47, are hereby corrected to read as follows:

112-59-BZ

APPLICANT—*Reavis & McGrath* for William Graf and Margaret Golub owners, doing business as Wexford Knitting Mills.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously denied, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the conversion of a two-story club house into a knitting mill with the factory extended into the residence portion of the plot and exceeding the 5% of floor area permitted for manufacturing purposes in a retail district; reopened, restored to docket, order of the Court, and granted on condition.

PREMISES AFFECTED—66-79 Forest Avenue and 59-01 Putnam Avenue, northeast corner, Block 3501, Lot 1, Ridgewood, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

ACTION OF BOARD—Application for request to reopen for consideration as to amendment of the resolution denied.

THE VOTE TO REOPEN—

Affirmative 0
Negative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and Commissioner Klein 5

*Correction: In the Applicant section, the applicant is corrected to read as shown above.

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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps *NOT ACCEPTABLE*.

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BULLETIN

OF THE

BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

Issued under authority of Chapter 27, Section 665 of the Charter of the City of New York

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NOTICE TO APPELLANTS AND APPLICANTS

No appeal or application will be entertained in connection with which Court proceedings are pending or in progress unless exception is granted by the Chairman. No appeal will be accepted which is not filed within thirty days from the date of the action of the Administrative Official.

Any communication purporting to be an appeal or application will be regarded only as a notice of intention to seek relief until the appeal or application is filed on the form required by the Rules of this Board.

Upon receipt of such a communication, the Board will supply the official forms for presenting the appeal or application.

At the time of filing an appeal or application, the appellant or applicant shall forward a signed notice of appeal to the Administrative Official—either the Borough Superintendent of Buildings or the Fire Commissioner—and shall file a duplicate of this notice with the Board.

Plans filed with appeals or applications must indicate the points of the compass and establish the true location of the property which is the subject of the appeal or application.

NOTICE

Effective June 4, 1962, our new Telephone Number will be WOrth 4-4700. The extensions will be published in the next Bulletin.

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Warning.

CALENDAR

DOCKET

New Cases Filed up to May 22, 1962

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416-62-SM—Plastic-Pine, (Decorative Christmas Trees, Wreaths, Garlands), manufactured by Arts and Flowers, Material.

417-62-A—F.D.—50-58 West 18th Street and 604-612 Sixth Avenue, southeast corner, Block 819, Lot 76 and 77, Borough of Manhattan, F.D. Violation Order No. 549187, re—sprinkler system.

418-62-A—F.D.—589-601 Prospect Avenue northwest corner 11th Avenue, Block 1116, Lots 43, 59 and 60, Borough of Brooklyn, F.D. Order No. 1913-2, re—sprinkler system.

419-62-A—F.D.—1234-1248 Castleton Avenue, south side, 50 feet east of Dongan Street, Block 212, Lot 36, West New Brighton, Borough of Richmond, F.D. Order No. 1973-2, re—sprinkler system.

420-62-A—B.M.—207-217 Lexington Avenue, southeast corner East 33rd Street, Block 888, Lots 57, 58, 59 and 21, Borough of Manhattan, N.B. 76-61, re—doors and show windows.

421-62-BZ—B.M.—153 East 57th Street, north side, 120 feet west of Third Avenue, Block 1312, Lot 28, Borough of Manhattan, Alt. 528-62, re—transient parking—accessory to Multiple Dwelling, C5-2 district.

422-62-A—B.M.—153 East 57th Street, north side, 120 feet west of Third Avenue, Block 1312, Lot 28, Borough of Manhattan, Alt. 528-62, re—proposed transient parking by non-occupants—multiple dwelling.

423-62-A—F.D.—781 East Tremont Avenue, north side, 109.02 feet west of Mapes Avenue, Block 3106, Lot 52, Borough of The Bronx, F.D. Order No. 889-1, re—sprinkler system.

424-62-BZ—B.M.—119 East 74th Street, north side, 170 feet east of Park Avenue, Block 1409, Lot 8, Borough of Manhattan, Alt. 1136-61, re—rear yard, R-8 district.

425-62-A—B.M.—119 East 74th Street, north side, 170 feet east of Park Avenue, Block 1409, Lot 8, Borough of Manhattan, Alt. 1136-61, re—stairs, yard, windows.

426-62-BZ—B.M.—37-39 Washington Square and 131 West 4th Street, northwest corner, Block 552, Lots 26, 27 and 28, Borough of Manhattan, re—proposed to increase coverage at pent house level, R-7-2 District.

427-62-A—B.M.—37-39 Washington Square and 131 West 4th Street, northwest corner, Block 552, Lots 26, 27 and 28, Borough of Manhattan, re—pent house.

428-62-A—B.R.—94 Woodside Avenue, north side, 329.69 feet west of Cedarcliff Road, Block 618, Lot 256, Grymes Hill, Borough of Richmond, N.B. 8-62, re—building not fronting on legal street.

429-62-A—B.R.—100 Woodside Avenue, north side, 420.18 feet west of Cedarcliff Road, Block 618, Lot 258, Grymes

Hill, Borough of Richmond, N.B. 9-62, re—building not fronting on legal street.

430-62-SA—Prima III, (coin operated drycleaning machine), manufactured by Giuseppe Romagnoli, Appliance.

431-62-A—F.D.—581 Sixth Avenue, west side, 60 feet north of 16th Street, Block 792, Lot 36, Borough of Manhattan, F.D. Violation Order No. 503798, re—sprinkler system.

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545-57-BZ—B.B.—155 Hopkinson Avenue, east side, 25 feet north of Hull Street and 101 Hull Street, north side, 70 feet east of Hopkinson Avenue, Block 1533, Lot 2, Borough of Brooklyn, Amendment to Alt. 4613-55, reopened for consideration as to extension of time to complete, re—wholesale grocery storage occupying more than the permitted area—residence use, C area district.

425-56-BZ—B.M.—420-424 West 23rd Street, south side, 199 feet 6 inches west of 9th Avenue, Block 720, Lot 57, Borough of Manhattan, Amendment to Alt. 672-56, reopened for consideration as to extension of term of variance, re—parking lot—residence use district.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

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Wire Glass Rules (Amendment to Rule 505 of Industrial Code) ..	Sept. 3, 1946—Vol. 31, No. 36
Zoning Resolution, Rule to Supplement Section 19-A—	July 11, 1958.

June 5, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, June 5, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

209-30-BZ—Vol. II

APPLICANT—Carl H. Salminen for Malcom C. Butler, owner; George Thompson, lessee.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, the rehabilitation of the premises by removing part of the accessory building, installing new pump islands, relocating a curb cut and to continue the use of gasoline service station, office, storage and accessory parking for more than five cars for a temporary term of twenty years.

PREMISES AFFECTED—220-05 Northern Boulevard and 43-33 220th Street, north east corner, Block 6323, Lot 27, Bayside, Borough of Queens.

889-60-BZ—Vol. II

APPLICANT—Irving P. Marks for Angelinea Cassarino, owner.

SUBJECT—Application reopened February 6, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, in an existing three story building with a restaurant on the first floor, the erection of a one story extension and the rearrangement to provide catering with parking in the open area, the upper floors to be unoccupied.

PREMISES AFFECTED—8850-8860 17th Avenue, north side, 115.30 feet west of Cropsey Avenue, Block 6461, Lot 42, Borough of Brooklyn.

1740-61-BZ

APPLICANT—E. Richard Crino for Nicholas Vetoulis, owner.

SUBJECT—Application November 27, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business and residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—3322 Decatur Avenue, east side, 245 feet north of East 209th Street, Block 3355, Lot 90, Borough of The Bronx.

1785-61-BZ

APPLICANT—Abraham Farber for William J. Burke Sons Company, Incorporated, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the use of existing curb cuts and change of use of building from garage to office and storage of steel wire and cargo handling blocks for ships.

PREMISES AFFECTED—327-329 Fourth Street, north

side, 137 feet 10½ inches east of 5th Avenue, Block 982, Lot 68, Borough of Brooklyn.

1786-61-BZ

APPLICANT—Max J. Kleiner and A. Harvey Radden for Brisk Garage, Incorporated, owner.

SUBJECT—Application November 27, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a business and residence use district, the change in use of an existing one story building from public garage to a factory and garage.

PREMISES AFFECTED—92-12 to 92-16 172nd Street, west side, 75.44 feet south of Jamaica Avenue, (170-28 Jamaica Avenue,) Block 10212, Lot 11, Jamaica, Borough of Queens.

1787-61-A

APPLICANT—Max J. Kleiner and A. Harvey Radden for Brisk Garage Incorporated, owner.

SUBJECT—Application November 27, 1961—Appeal from a decision of the Borough Superintendent re—building area, excessive.

PREMISES AFFECTED—92-12 to 92-16 172nd Street, west side, 75.44 feet south of Jamaica Avenue, 170-28 Jamaica Avenue, Block 10212, Lot 11, Jamaica, Borough of Queens.

1823-61-BZ

APPLICANT—Leonard F. Rothkrug for 1930 Adea Avenue Corporation, owner.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of a fuel oil truck storage garage and office to manufacturing of metal products and electronics parts with accessory-off-street loading and unloading and parking for a temporary term of fifteen years.

PREMISES AFFECTED—1930 Adea Avenue, southeast corner of Grace Avenue, Block 4797, Lot 69, Borough of The Bronx.

1826-61-BZ

APPLICANT—Carl H. Salminen for Ernesto Raffellini, owner.

SUBJECT—Application December 8, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, D and F area district, the erection of a one story and cellar building for use as a restaurant that exceeds the permitted area coverage.

PREMISES AFFECTED—17-12 Utopia Parkway, west side, 82.63 feet north of 17th Road, Block 5741, Lot 38, Whitestone, Borough of Queens.

1830-61-BZ

APPLICANT—Burke and Groh for Fountain Realty Corporation, owner.

SUBJECT—Application December 5, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the erection of a two story and cellar building for use as stores and storage with offices on the second floor.

PREMISES AFFECTED—247-10 South Conduit Avenue, southeast corner of 247th Street, Block 13621, Lots 13 and 18, Springfield Gardens, Borough of Queens.

344-62-BZ

APPLICANT—H. M. Cole for Teachers College Columbia University, Incorporated, owner.

SUBJECT—Application April 13, 1962—decision of the Borough Superintendent, under Sections 73-121 and 73-122 of the Zoning Resolution, to permit in a R1-2 district, the conversion of a private dwelling to a college building.

PREMISES AFFECTED—4675 Hadley Avenue, southwest corner of West 247th Street, Block 3418, Lot 411, Borough of The Bronx.

CALENDAR

345-62-A

APPLICANT—H. M. Cole for Teachers College Columbia University, Incorporated, owner.

SUBJECT—Application April 13, 1962—Appeal from decision of the Borough Superintendent, re—Class 3 building, egress, stair construction.

PREMISES AFFECTED—4675 Hadley Avenue, west side, southwest corner of 247th Street, Block 3418, Lot 411, Borough of The Bronx.

1456-61-BZ

APPLICANT—Leonard Lazarus for John Martinelli, owner; Runway 19, Incorporated, lessee.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7h and 19B (e) of the Zoning Resolution, to permit in a residence use F area district, the maintenance of a parking lot to provide parking spaces for a proposed hotel that is not on the same lot.

PREMISES AFFECTED—151-07 North Conduit Boulevard, northeast corner of 151st Place, Block 12133, Lot 1, Jamaica, Borough of Queens.

Laid over from March 20, 1962, to April 3, 1962, at request of applicant, to present brief as to Board's jurisdiction under the new Zoning Resolution; hearing to be continued; then to June 5, 1962 for continued hearing, to await possible change in 151st Place.

803-51-BZ

APPLICANT—Max Siegel Associates for Dougville Realty Corp, owner.

SUBJECT—Application reopened May 8, 1962 for consideration as to extension of term of variance, expired April 2, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a local retail and residence use district, the maintenance of a miniature golf course.

PREMISES AFFECTED—227-03 Northern Boulevard, northeast corner of 227th Street, Block 6333, Lot 1, Bay-side, Borough of Queens.

381-27-ZB—Vol. IV

APPLICANT—Joseph G. Shields for The Cord Meyer Company, owner.

SUBJECT—Application reopened May 8, 1962 for consideration of the Borough Superintendent, previously granted on condition, under Sections 7h and 21 of the Zoning Resolution, permitting in a business and residence use district, the use of premises as a public garage for more than 5 motor vehicles in the cellar and for public garage for more than 5 motor vehicles and a store on the 1st story and for public garage for more than 5 motor vehicles on the 2nd story and parking and storage for more than 5 motor vehicles on adjacent vacant land.

PREMISES—88-09 Roosevelt Avenue, north side, from 88th to 89th Streets, Block 1476, Lot 34, Elmhurst, Borough of Queens.

733-56-BZ

APPLICANT—Carl Puchall for Lillian Reinschreiber and Abraham I. Mayer, owners.

SUBJECT—Application reopened May 8, 1962 for consideration as to extension of term of variance, expired March 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—283 East 164th Street, northwest corner of College Avenue, Block 2432, Lot 19, Borough of The Bronx.

374-16-BZ—Vol. IV

APPLICANT—Lama, Proskauer and Prober for Dominick Service Station, owner.

SUBJECT—Application reopened February 14, 1962 as Volume IV—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in

a business use district, at an existing gasoline service station and public garage previously granted by the Board, the extension of the uses to include motor vehicle repairs, body and fender work and incidental painting and spraying.

PREMISES AFFECTED—1664-1670 Fulton Street, south side, 363 feet east of Troy Avenue, Block 1700, Lot 26, Borough of Brooklyn.

Hearing closed—Laid over from May 22, 1962, to June 5, 1962, for inspection and decision; applicant to amend application to request only minor repairs and omitting lot line windows.

1780-61-BZ

APPLICANT—Lama, Proskauer and Prober for North Queens Realty Company Incorporated, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Sections 7a, 7e and 21 of the Zoning Resolution, to permit in a residence use "D" area a one story extension to a frame building, exceeding area coverage, for use as a real estate office in a residence "D" area district.

PREMISES AFFECTED—46-98 192nd Street, 46-98 Hollis Court Boulevard, southwest corner, Block 5603, Lot 27, Flushing, Borough of Queens.

Hearing closed—Laid over from May 22, 1962, to June 5, 1962, for inspection and decision.

1781-61-A

APPLICANT—Lama, Proskauer and Prober for North Queens Realty Co., owner.

SUBJECT—Application December 4, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 frame building ext.

PREMISES AFFECTED—46-98 192nd Street, 46-98 Hollis Court Blvd., southwest corner, Block 5603, Lot 27, Flushing, Borough of Queens.

1917-61-BZ

APPLICANT—Robert L. Bien for Housing Enterprises, Incorporated, owner.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence use district, the erection of a new multiple dwelling and restaurant.

PREMISES AFFECTED—61-75 East End Avenue, 601 East 82nd Street, northeast corner, 602-606 East 83rd Street, Block 1590, Lots 8 to 18 incl., Borough of Manhattan.

Hearing closed—Laid over from May 22, 1962 to June 5, 1962, for inspection and decision; applicant to submit revised drawings and statement.

1372-61-BZ

APPLICANT—Hyman H. Smith for Marie Litzinger, owner.

SUBJECT—Application August 25, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of years.

PREMISES AFFECTED—2940-2942 West 22nd Street, west side, 233 feet, 6 $\frac{3}{8}$ inches north of Surf Avenue, Block 7057, Lot 24, Borough of Brooklyn.

Laid over from March 20, 1962, to May 22, 1962, at request of the applicant, for continued hearing.

Hearing closed—Laid over from March 20, 1962, to May 22, 1962, at request of the applicant, for continued hearing; then to June 5, 1962, for inspection and decision; applicant to submit statement.

1715-61-BZ

APPLICANT—John J. Lynch and James J. Lyons for Frederick Harmeyer, owner; Len-Har Liquor Corporation, lessee under contract.

SUBJECT—Application November 16, 1961—decision of the

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Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of an existing one story five car garage to retail stores for a temporary term of years.

PREMISES AFFECTED—129-02 New York Boulevard, southwest corner of 129th Avenue, Block 12276, Lot 59, Jamaica, Borough of Queens.

Hearing closed—Laid over from April 10, 1962 to May 1, 1962, for inspection and decision; then to May 22, 1962, for decision at the request of the applicant; applicant to submit statement as change in type of occupancy proposed; then to June 5, 1962, for decision; at request of applicant, to submit amended drawings.

MAX H. FOLEY, *Chairman.*

JUNE 5, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, June 5, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

872-61-A

APPLICANT—Charles M. Spindler for Samuel Gottlieb, owner.

SUBJECT—Application June 12, 1961—Appeal from a decision of the Borough Superintendent re—wood frame structures, enlargement, chimney.

PREMISES AFFECTED—92-110 Beach 64th Street, east side, 580 feet south of Larkin Avenue, Block 15935, Lots 1 and 16, Arverne, Borough of Queens.

87-62-A

APPLICANT—Goldberg and Scutaro for Antonio Tocco, owner.

SUBJECT—Application January 23, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—26-12 14th Place, west side, 92.46 feet south of 26th Avenue, Block 901, Lot 89, Astoria, Borough of Queens.

231-62-A

APPLICANT—Casale and Nowell for Birch-Wathen School, Incorporated, owner.

SUBJECT—Application March 6, 1962—Appeal from a decision of the Borough Superintendent, re—stairs.

PREMISES AFFECTED—9 East 71st Street, north side, 145 feet west of Madison Avenue, Block 1386, Lot 10, Borough of Manhattan.

272-61-A

APPLICANT—First Island Corporation, Second Island Corporation, owners; Neisner Stores Company, lessee.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—1399 Forest Avenue, northeast corner of Barrett Avenue, Block 384, Lot 35, Port Richmond, Borough of Richmond.

278-61-A

APPLICANT—Samuel Rosenblum for 106-108 Fulton Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—94 Fulton Street, south side, 100 feet 7 inches east of William Street, Block 77, Lot 21, Borough of Manhattan.

279-61-A

APPLICANT—Herzog and Schecter for 20 John Street Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—20 John Street, south side,

215 feet east of Broadway, Block 65, Lot 22, Borough of Manhattan.

851-61-A

APPLICANT—Max Siegel Associates for Jad Realty Corporation, owner. Kliegman Brothers, Incorporated, lessee.

SUBJECT—Application June 7, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—76-01 77th Avenue, 77-11 to 77-15 76th Street, northeast corner, Block 3803, Lots 91 and 92, Glendale, Borough of Queens.

136-62-A

APPLICANT—Abraham Grossman for 355 West 24th Street Corporation, owner.

SUBJECT—Application February 1, 1962—Filed pursuant to Section 310 of the Multiple Dwelling Law for a variance of Section 171, subd. 2f of the Multiple Dwelling Law re—floor area.

PREMISES AFFECTED—319 West 22nd Street, north side, 256 feet, 3 inches west of 8th Avenue, Block 746, Lot 26, Borough of Manhattan.

183-62-A

APPLICANT—Elliot Saltzman for Salvatore Giardina, owner.

SUBJECT—Application February 19, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—68 Romer Road, east side, 473.51 feet north of Four Corners Road, Block 870, Lot 113, Todt Hill, Borough of Richmond.

184-62-A

APPLICANT—Elliot Saltzman for Pasquale Fichera, owner.

SUBJECT—Application February 19, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—74 Romer Road, east side, 461.51 feet north of Four Corners Road, Block 870, Lot 112, Todt Hill, Borough of Richmond.

192-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—Filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—2087 North Railroad Avenue, northwest corner of Buffalo Street, Block 4961, Lot 1, Oakwood, Borough of Richmond.

193-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application filed February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street—Emmet Avenue.

PREMISES AFFECTED—2067 North Railroad Avenue, west side, 54.06 feet south of Emmet Avenue, Block 4961, Lot 33, Oakwood, Borough of Richmond.

194-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street—Emmet Avenue.

PREMISES AFFECTED—2071 North Railroad Avenue, west side, 94.10 feet south of Emmet Avenue, Block 4961, Lot 35, Oakwood, Borough of Richmond.

195-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

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SUBJECT—Application February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street—Emmet Avenue.
PREMISES AFFECTED—2075 North Railroad Avenue, west side, 133.39 feet south of Emmet Avenue, Block 4961, Lot 37, Oakwood, Borough of Richmond.

196-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street—Emmet Avenue.

PREMISES AFFECTED—2079 North Railroad Avenue, west side, 172.68 feet south of Emmet Avenue, Block 4961, Lot 39, Oakwood, Borough of Richmond.

197-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—2083 North Railroad Avenue, west side, 49.05 feet north of Buffalo Street, Block 4961, Lot 41, Oakwood, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

JUNE 12, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, June 12, 1962*, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

326-56-SA

APPLICANT—General Electric Co., owner—Kitchen center under a one piece stainless steel top.

656-59-SM

APPLICANT—Lightolier Inc., for Integrated Ceilings Inc., owner—Plastic light diffusing ceiling.

500-60-SM

APPLICANT—Electro-Sonic Laboratories Inc., owner—Cone shaped perforated aluminum sound absorber.

424-61-SM

APPLICANT—K.H. Rippen for Glowing Ceilings Co., owner—Plastic light diffusing ceiling.

511-61-SM

APPLICANT—Colonial Sand & Stone Co., for Clinchfield Cool Co., owner—Aggregate used in concrete.

516-61-SM

APPLICANT—Erico Products Inc., owner—Means of attaching acoustical "T" bars.

621-61-SM

APPLICANT—Acoustical Ceilings Accessories Co., Inc., owner—Zee bar to be used in acoustical system.

1172-61-SM

APPLICANT—The Indiana Brass Co., Inc., owner—Anti-siphoning float valve for use in flush tanks.

1353-61-SM

APPLICANT—J. K. Hovind for the National Gypsum Company, owner—One and two hour non-load bearing fire resistive partitions.

1624-61-SA

APPLICANT—L. J. Wing Mfg., Co., Div.—Aero-Flow Dynamics, Inc., owner—Wing gas-fired fresh air supply units.

47-62-SM

APPLICANT—The Tile Council of America, Inc., owner—A self-curing Portland cement mortar for setting ceramic tile on floors and walls.

48-62-SM

APPLICANT—The Tile Council of America, Inc., owner—A self-curing Portland cement mortar for setting ceramic tile on floors and walls.

49-62-SM

APPLICANT—The Tile Council of America, Inc., owner—A self-curing Portland cement mortar for setting ceramic tile on floors and walls.

MAX H. FOLEY, *Chairman.*

JUNE 19, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning, June 19, 1962*, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1806-61-BZ

APPLICANT—Dominick Salvati and Son for Ace Broom Company, Incorporated, owner.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Sections 7e, 19A (j) and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a one story building for the manufacture and storage of brooms with a loading and unloading berth within 25 feet of the intersection of streets, the building exceeds the permitted area coverage and encroaches on the required setbacks.

PREMISES AFFECTED—9501-9503 Avenue J, northeast corner of East 95th Street, Block 8203, Lot 12, Borough of Brooklyn.

1829-61-BZ

APPLICANT—Dominick Salvati and Son for Nic Homes Incorporated, owner.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection of a one story and cellar building for use as an ice cream parlor and doughnut shop with curb cuts to provide accessory parking in the open area.

PREMISES AFFECTED—5105 Kings Highway, southeast corner of East 52nd Street, Block 7969, Lot 304, Borough of Brooklyn.

1837-61-BZ

APPLICANT—Morris Rothstein and Son for Milton Arkin, Charles Korman and Charles Rosen, owners.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 9A of the Zoning Resolution, to permit in a class 1 height district, the erection of a six story and cellar multiple dwelling that exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—22-35 Dix Avenue, south side, 114.27 feet east of McBride Street, Block 15661, Lot 41, Far Rockaway, Borough of Queens.

1838-61-BZ

APPLICANT—Halpern, Shivitz, Scholer and Steingut for New York Life Insurance Company, owner; Longchamps, Incorporated, lessee.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a local retail use district, the extension of the uses of an existing restaurant to include cabaret and catering located on the first and second floor.
PREMISES AFFECTED—200-266 East 66th Street, south of a 19 story and penthouse multiple dwelling.

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side, 1111-1127 Third Avenue, 201-257 East 65th Street, 1241-1259 Second Avenue, Entire Block, Block 1420, Lot 1, Borough of Manhattan.

1856-61-BZ

APPLICANT—Jack Brown for Federal Leasing Corporation, owner.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail use D-1 area district the proposed 15 story office building exceeding area coverage and height regulations.

PREMISES AFFECTED—97-77 Queens Boulevard, west side, from 64th Road to 65th Avenue, 64-24 to 64-40 98th Street, Block 2092, Lot 1, Forest Hills, Borough of Queens.

1865-61-BZ

APPLICANT—Albert Melniker for Catherine Costa, owner.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of the premises for accessory patron parking to the proposed retail stores located in the retail district.

PREMISES AFFECTED—290 Midland Avenue, south side, 150 feet east of Hylan Boulevard, 27 Zwicky Avenue, Block 3691, Lot 18, Grant City, Borough of Richmond.

1866-61-BZ

APPLICANT—Albert Melniker for Ephan Corporation, Incorporated, owner.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot accessory to a proposed retail store on the adjoining lot for a temporary term of ten years.

PREMISES AFFECTED—900 Forest Avenue, south side, 103.02 feet west of Elizabeth Street, Block 309, Lot 49, West New Brighton, Borough of Richmond.

1867-61-A

APPLICANT—Albert Melniker for Ephan Corporation, Incorporated, owner.

SUBJECT—Application December 12, 1961—Filed pursuant to Section 35 of the General City Law re—curb cut in bed of mapped street.

PREMISES AFFECTED—900 Forest Avenue, south side, 103.02 feet west of Elizabeth Street, Block 309, Lot 49, West New Brighton, Borough of Richmond.

1879-61-BZ

APPLICANT—Andrew Torregrossa Jr. for Andrew Torregrossa Holding Corporation, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Sections 7e and 7A of the Zoning Resolution, to permit in a local retail use district, the maintenance of a parking lot for accessory parking in conjunction with an existing funeral chapel across the street with a curb cut within 75 feet of a residence use district.

PREMISES AFFECTED—7902 13th Avenue, 1272 79th Street, southwest corner, Block 6267, Lot 38, Borough of Brooklyn.

1463-61-BZ

APPLICANT—Albert Melniker for John Harmon, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a residence use district the maintenance of an accessory parking lot to an existing funeral home on the adjoining lot located partly in a retail use district.

PREMISES AFFECTED—500 Davis Avenue, west side,

158.25 feet north of Forest Avenue, 149 Regan Avenue, Block 156, Lot 30, West New Brighton, Borough of Richmond.

Laid over from February 6, 1962, Without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision; then to May 15, 1962, at request of the applicant, for filing of revised application under a different section of the Zoning Resolution, applicant is to file new decision of the Borough Superintendent and to send out new twenty day notices to affected owners; then to June 19, 1962 for hearing, applicant to send out twenty day notices.

545-57-BZ

APPLICANT—Leonard F. Rothkrug for Mario Gitto, doing business as Joseph Gitto and Sons, owners.

SUBJECT—Application reopened May 22, 1962 for consideration as to extension of time to complete, expired July 21, 1960—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a residence use, C area district, the change in occupancy and extension of a one family dwelling and four car garage to wholesale grocery occupying more than the permitted area.

PREMISES AFFECTED—155 Hopkinson Avenue, east side, 25 feet north of Hull Street and 101 Hull Street, north side, 70 feet east of Hopkinson Avenue, Block 1533, Lot 2, Borough of Brooklyn.

425-56-BZ

APPLICANT—Joseph Schafran for B. Crystal and Con, Inc., owner.

SUBJECT—Application reopened May 22, 1962 for consideration as to extension of term of variance, expires June 18, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district the parking and storage of motor vehicles.

PREMISES AFFECTED—420-424 West 23rd Street, south side, 199 feet 6 inches west of 9th Avenue, Block 720, Lot 57, Borough of Manhattan.

1228-40-BZ-Vol. III

APPLICANT—Larry Meltzer for Avenue P and East 19th Street Incorporated, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use, E area district, at an existing two story building occupied as stores, sales and showrooms and manufacturing of ladies coats, the erection of a one story extension into the residence portion for an additional store, the proposed extension exceeds the permitted area coverage, encroaches on the required setbacks and has a business sign.

PREMISES AFFECTED—1610-1620 East 19th Street and 1816-1824 Avenue P, south west corner, Block 6781, Lot 7, Borough of Brooklyn.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision; then to March 27, 1962, for hearing and decision; then to May 22, 1962, for decision at request of applicant, to submit additional information; then to June 19, 1962, for decision; at request of the applicant, for checking with new Zoning Resolution and possible withdrawal.

MAX H. FOLEY, *Chairman.*

JUNE 19, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, June 19, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

CALENDAR

284-61-A

APPLICANT—Samuel W. Ross for Meyer Weiner, owner.
SUBJECT—Application March 9, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—71 Pearl Street, north side, 25 feet 3½ inches west of Couenties Alley, and 38 Stone Street, Block 29, Lots 10 and 17, Borough of Manhattan.

285-61-A

APPLICANT—Grand Machinery Exchange Incorporated, owners.
SUBJECT—Application March 9, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—209-211 Hester Street, northwest corner Baxter Street, Block 235, Lot 24, Borough of Manhattan.

1010-61-A

APPLICANT—Carl H. Salminen for Edward M. Morris, owner.
SUBJECT—Application June 29, 1961—Appeal from a decision of the Borough Superintendent re—Frame building, extension of business use, exterior wood frame walls, etc.
PREMISES AFFECTED—69-30 Queens Boulevard, south side, 90.99 feet west of 70th Street, Block 2432, Lot 26, Woodside, Borough of Queens.

1820-61-A

APPLICANT—Charles M. Spindler for Jav Associates Incorporated, owner.
SUBJECT—Application filed December 8, 1961—filed pursuant to Section 270 of the Labor Law, re—exits, and live load.
PREMISES AFFECTED—173-175 Fifth Avenue, east side, 74 feet north of Berkley Place, Block 950, Lot 5, Borough of Brooklyn.

129-62-A

APPLICANT—Hector Ferreras for Peter Gillespie, owner.
SUBJECT—Application January 30, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—132 Fisher Avenue, southwest corner of Orchard Avenue, Block 8022, Lot 79, Tottenville, Borough of Richmond.

130-62-A

APPLICANT—Hector Ferreras for Naman Building Corporation, owner.
SUBJECT—Application January 30, 1962—Filed pursuant

to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—160 Adelaide Avenue, south side, 19.56 feet west of Platt Street, Block 4705, Lot 171, Oakwood, Borough of Richmond.

135-62-A

APPLICANT—Hector Ferreras for Henry G. Stiles, Incorporated, owner.
SUBJECT—Application February 1, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—261 Fisher Avenue, east side, 153.42 feet north of Amboy Road, Block 8042, Lot 18, Tottenville, Borough of Richmond.

162-62-A

APPLICANT—Hector Ferreras for Franto Realty Corporation, owner.
SUBJECT—Application February 13, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—9 Greaves Court, south side, 73.00 feet east of Exeter Street, Block 4568, Lot 5, Great Kills, Borough of Richmond.

163-62-A

APPLICANT—Hector Ferreras for Franto Realty Corporation, owner.
SUBJECT—Application February 13, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—15 Greaves Court, south side, 75.71 feet west of Greaves Avenue, Block 4568, Lot 8, Great Kills, Borough of Richmond.

164-62-A

APPLICANT—Hector Ferreras for Franto Realty Corporation, owner.
SUBJECT—Application February 13, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—21 Greaves Court, southwest corner of Greaves Avenue, Block 4568, Lot 11, Great Kills, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

MINUTES

REGULAR MEETING

TUESDAY MORNING MAY 22, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon May 8, 1962, were approved as printed the Bulletin of May 17, 1962, Vol. 47, No. 20.

374-16-BZ—Vol. IV

APPLICANT—Lama, Proskauer and Prober for Dominick Service Station, owner.
SUBJECT—Application reopened February 14, 1962 as Volume IV—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, at an existing gasoline service station and public garage previously granted by the Board, the extension of the uses to include motor vehicle repairs,

body and fender work and incidental painting and spraying.

PREMISES AFFECTED—1664-1670 Fulton Street, south side, 363 feet east of Troy Avenue, Block 1700, Lot 26, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: S. Hal Mercer and Willis H. Jordan.

ACTION OF BOARD—Laid over to June 5, 1962, at 10 A.M. for inspection and decision; applicant to amend application to request only minor repairs and omitting lot line windows; hearing closed.

693-29-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for J. P. and H. A. Whelan, owners; Whelan's Garage, Incorporated, lessee.
SUBJECT—Application reopened January 30, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, the extension of the existing uses of storage garage, boiler room and parking lot for more than five

MINUTES

motor vehicles to include minor motor vehicle repairs with hand tools only.

PREMISES AFFECTED—3129 Bailey Avenue, west side, 106.04 feet south of west 233rd Street, Block 3267, Lots 35, 36, 50 and 54, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion and John C. Whelan.
For Opposition: None.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for inspection and decision; applicant to submit statement as to basis of application on a different section of the Zoning Resolution; hearing closed.

1228-40-BZ—Vol. III

APPLICANT—Larry Meltzer for Avenue P and East 19th Street Incorporated, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use, E area district, at an existing two story building occupied as stores, sales and showrooms and manufacturing of ladies coats, the erection of a one story extension into the residence portion for an additional store, the proposed extension exceeds the permitted area coverage, encroaches on the required setbacks and has a business sign.

PREMISES AFFECTED—1610-1620 East 19th Street and 1816-1824 Avenue P, southwest corner, Block 6781, Lot 7, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer.

For Opposition: None.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for decision at request of the applicant for checking with new Zoning Resolution and possible withdrawal; hearing previously closed.

80-54-BZ—Vol. II

APPLICANT—Irwin Emerman for Dryden Hotel Association, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 310 of the Multiple Dwelling Law; to permit in a residence use, B area, Class 1½ height district in an existing 16 story and penthouse multiple dwelling, the increase in the area of the penthouse, enlarge the present private dining room, the proposed extension encroaches on the required rear yard and encroaches on the height setback.

PREMISES AFFECTED—148-152 East 39th Street, south side, 100 feet east of Third Avenue, Block 894, Lot 52, Borough of Manhattan.

APPEARANCES—

For Applicant: Irwin Emerman.

For Opposition: None.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for decision; applicant to file Administrative Appeal under Section 310 of the Multiple Dwelling Law; hearing previously closed.

1136-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e) and 21 of the Zoning Resolution, to permit in a residence use, F-1 area district, the erection of a three story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback and does not provide the required number of parking spaces.

PREMISES AFFECTED—168-05 to 168-15 144th Drive, northeast corner of 168th Street, Block 13274, Lot 184, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: Michael J. Gregorio.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for possible hearing, due to the Board's present lack of jurisdiction.

1767-61-A

APPLICANT—Burke and Groh, for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—168-05 to 168-15 144th Drive, northeast corner of 168th Street, Block 13274, Lot 184, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for possible hearing due to Board's present lack of jurisdiction.

1137-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e) and 21 of the Zoning Resolution, to permit in a residence use E-1 area district, the erection of a three story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setbacks and does not provide the required number of parking spaces.

PREMISES AFFECTED—144-30 to 144-40 175th Street, west side, 100 feet north of 144th Drive, Block 13274, Lot 237, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: Michael J. Gregorio.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for possible hearing due to Board's present lack of jurisdiction.

1768-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—144-30 to 144-40 175th Street, west side, 100 feet north of 144th Drive, Block 13274, Lot 237, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for possible hearing due to Board's present lack of jurisdiction.

1138-61-BZ

APPLICANT—Burke and Groh for Queens F and J Realty Incorporated, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e) and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a three story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setbacks and does not provide the required number of parking spaces.

PREMISES AFFECTED—144-60 to 144-70 176th Street, southwest corner, 144th Drive, Block 13287, Lot 21, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: Michael J. Gregorio.

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ACTION OF BOARD—Laid over to July 10, 1962 at 10 A.M. for possible hearing, due to Board's present lack of jurisdiction.

1769-61-A

APPLICANT—Burke and Groh for Queens F and J Realty Inc., owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of Yard or courts.

PREMISES AFFECTED—144-60 to 144-70 176th Street, southwest corner, 144 Drive, Block 13287, Lot 2, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for possible hearing, due to Board's present lack of jurisdiction.

1139-61-BZ

APPLICANT—Burke and Groh for Queens F and J Realty, Incorporated, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e) and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a three story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setbacks and does not provide the required number of parking spaces.

PREMISES AFFECTED—144-61, 144-71 and 144-81 176th Street, southeast corner of mapped 144th Drive, Block 13288, Lot 33, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: Michael J. Gregorio.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for possible hearing, due to Board's present lack of jurisdiction.

1770-61-A

APPLICANT—Burke and Groh for Queens F and J Realty Inc., owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yards and courts.

PREMISES AFFECTED—144-61 to 144-81 176th Street, southeast corner of mapped 144th Drive, Block 13288, Lot 33, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for possible hearing, due to Board's present lack of jurisdiction.

1372-61-BZ

APPLICANT—Hyman H. Smith for Marie Litzinger, owner.

SUBJECT—Application August 25, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of years.

PREMISES AFFECTED—2940-2942 West 22nd Street, west side, 223 feet, 63/8 inches north of Surf Avenue, Block 7057, Lot 24, Borough of Brooklyn.

APPEARANCES—

For Applicant: Marie Litzinger and Hyman H. Smith.

For Opposition: None.

ACTION OF BOARD—Laid over to June 5, 1962, at 10 A.M. for inspection and decision; applicant to submit statement; hearing closed.

1539-61-BZ

APPLICANT—Simeon Heller and George J. Meltzer for William Steinbeck, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7c, 7A and 21 of the Zoning Resolution, to permit in a retail and residence use D and E area district, the erection of a one story and cellar extension to an existing restaurant, bar and cabaret with a dwelling on the second floor, the open area extending into the residence district is to be used for accessory parking and has business entrances and exits within 75 feet of a residence use district.

PREMISES AFFECTED—81-01 to 81-05 Myrtle Avenue, north side, from 81st Street to 82nd Street, 78-45 to 78-59 81st Street, 78-72 to 78-84 82nd Street, Block 3832, Lot 1, Glendale, Borough of Queens.

APPEARANCES—

For Applicant: George J. Meltzer.

For Opposition: Samuel Bodian for Park Dept., Michael Walker, Henry G. Reichert, Joseph Cernitski, Mary Lehman, Louise Zorner, Catherine Loesch, Henrietta Weist, Carolina, Cumbings, Paula Van Steenburgh, G. Mackay, Paula Kurz, Freda Griesmer, Fannie Palmeri, Alice and Thomas M. Davey and Herman Kurz.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for inspection and decision; applicant to submit revised drawings; hearing closed.

1540-61-A

APPLICANT—Simeon Heller and George J. Meltzer for William Steinbeck, owner.

SUBJECT—Application October 6, 1961—Appeal from a decision of the Borough Superintendent re—frame building, extension, stairs.

PREMISES AFFECTED—81-01 to 81-05 Myrtle Avenue, north side, from 81st Street to 82nd Street, 78-45 to 78-59 81st Street, 78-72 to 78-84 82nd Street, Block 3832, Lot 1, Glendale, Borough of Queens.

APPEARANCES—

For Applicant: George J. Meltzer.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for inspection and decision; hearing closed.

1681-61-BZ

APPLICANT—Samuel Garnett for Henderson Mathews, owner; South View Service Station, Incorporated, lessee.

SUBJECT—Application November 13, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, auto repair shop and five car garage the erection of a one story extension to the existing shop building to enclose the existing uses.

PREMISES AFFECTED—29-37 7th Avenue, south east side, 9 feet 10 1/2 inches north of Bedford Street, Block 586, Lot 45, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Garnett.

For Opposition: None.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for applicant to submit more complete drawings.

1715-61-BZ

APPLICANT—John J. Lynch and James J. Lyons for Frederick Harmeyer, owner; Len-Har Liquor Corporation, lessee under contract.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of an existing one story five car garage to retail stores for a temporary term of years.

PREMISES AFFECTED—129-02 New York Boulevard, southwest corner of 129th Avenue, Block 12276, Lot 59, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: John J. Lynch.

For Opposition: None.

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ACTION OF BOARD—Laid over to June 5, 1962, at 10 A.M. for decision; at request of applicant; applicant to submit amended drawings; hearing previously closed.

1747-61-BZ

APPLICANT—Julius S. Rapson for Joseph Parrinello, Jr., owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a retail use district, the sale of gas and oil, office, accessories, car washing, parking of more than five motor vehicles and use of a ground sign.

PREMISES AFFECTED—135-08 131st Street, northwest corner of mapped 135th Road, Block 11865, Lots 39, 40 and 41, South Ozone Park, Borough of Queens.

APPEARANCES—

For Applicant: Julius S. Rapson and Josephine Parrinello.

For Opposition: None.

For Administration: Samuel Bodian, Park Dept.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A.M. for decision; applicant to submit revised drawings; hearing previously closed.

1766-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use E-1 area Class 1 height district, the erection of a six story and cellar office building with an off street loading berth that exceeds the permitted area coverage, encroaches on the required setback and side yards has excessive floor area and exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—168-14 South Conduit Avenue, southwest corner of 175th Street, Block 13274, Lot 207, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh and Joseph Timpano.

For Opposition: Michael J. Gregorio, Samuel Bodian for Park Dept. and Albert J. Shapiro.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A. M. for continued hearing; applicant may revise drawings.

1779-61-BZ

APPLICANT—Lama, Proskauer and Prober for Anmac Holding Corporation, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a manufacturing and residence use district the extension of use of lubritorium, storage garage for more than five cars, office, storage and parking for more than five cars (owners' taxis) into a residence use district.

PREMISES AFFECTED—1876-1906 (1882-1888 official) Atlantic Avenue, south side, 100 feet east of Rochester Avenue, 1869-1875 Pacific Street, Block 1338, Lot 17, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: Wilfred H. Kerr, Louis Glickhouse, N. Y. C. Housing Authority, Harvey Fox, N. Y. C. Housing Authority, Ethel Sadler, Ferdinand W. Dent, Carmela Loporto, Joseph and Anne Northington, Eddie Sadler, and Lillian and Arthur Vallery.

ACTION OF BOARD—Laid over to May 29, 1962, at 10 A. M. for hearing, at request of attorney for objectors.

1780-61-BZ

APPLICANT—Lama, Proskauer and Prober for North Queens Realty Company Incorporated, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Sections 7a, 7e and 21 of

the Zoning Resolution, to permit in a residence use "D" area a one story extension to a frame building, exceeding area coverage, for use as a real estate office in a residence "D" area district.

PREMISES AFFECTED—46-98 192nd Street, 46-98 Hollis Court Boulevard, southwest corner, Block 5603, Lot 27, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama and Sam Pisciotta.

For Opposition: Nancy Pasqualino, Helen Bradshaw, Joan A. and Emmanuel Vila, Eleanor and Frank Cumello.

ACTION OF BOARD—Laid over to June 5, 1962, at 10 A. M. for inspection and decision; hearing closed.

1781-61-A

APPLICANT—Lama, Proskauer and Prober for North Queens Realty Co., owner.

SUBJECT—Application December 4, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 frame building ext.

PREMISES AFFECTED—46-98 192nd Street, 46-98 Hollis Court Boulevard, southwest corner, Block 5603, Lot 27, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama.

ACTION OF BOARD—Laid over to June 5, 1962, at 10 A. M. for inspection and decision; hearing closed.

1789-61-BZ

APPLICANT—Frederick A. Ketcher for Gales Service Station, Inc.; owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, office, storage, lubrication, accessory car wash, minor motor vehicle repairs with hand tools only and the parking and storage of more than five motor vehicles with a ground sign for a temporary term of fifteen years.

PREMISES AFFECTED—2307 White Plains Road, west side, 52.6 feet north of Waring Avenue, Block 4426, Lot 50, 52 and 54, Borough of the Bronx.

APPEARANCES—

For Applicant: Frederick A. Ketcher.

For Opposition: None.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A. M. for decision; applicant to submit revised drawings; hearing previously closed.

1917-61-BZ

APPLICANT—Robert L. Bien for Housing Enterprises, Incorporated, owner.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection of a new multiple dwelling and restaurant.

PREMISES AFFECTED—61-75 East End Avenue, 601 East 82nd Street, northeast corner, 602-606 East 83rd Street, Block 1590, Lots 8 to 18 incl., Borough of Manhattan.

APPEARANCES—

For Applicant: Robert L. Bien, M. Brody, and Lester L. Weindling.

For Opposition: None.

ACTION OF BOARD—Laid over to June 5, 1962, at 10 A. M. for inspection and decision; applicant to submit revised drawings and statement; hearing closed.

1224-21-BZ—Vol. II

APPLICANT—Henrietta and Caroline Whitney, owners; Rabco Plastics, lessee.

SUBJECT—Application reopened November 21, 1961 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use district, in an existing public garage pre-

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viously granted by the Board, the extension of the use to include a factory.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Joseph M. Lawe.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 27, 1962 after due notice by publication in the Bulletin; laid over to April 10, 1962 for inspection and decision; hearing closed; then to May 8, 1962 for re-inspection and decision; applicant to submit revised drawing; then to May 22, 1962 for re-inspection and decision; applicant has submitted revised drawing; and

WHEREAS, the decision of the Borough Superintendent, dated September 6, 1961 acting on Alt. Applic. No. 29-61, reads:

"1. Proposed change of use of bldg. to include storage garage & factory is contrary to B of S & A Resolution under Cal. No. 1224-21-BZ & should be referred to the Board for reconsideration."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21, for a term of ten years, to permit in a business use district, in an existing public garage, previously granted by the Board, the extension of the use to include a factory, on condition that the work shall conform to drawings filed with this application dated October 18, 1961, 6 sheets, April 9, 1962, 2 sheets revised and May 8, 1962, 2 sheets revised; that the factory shall be the same type of factory now in the building; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1749-61-A

APPLICANT—Henrietta and Caroline Whitney, owners.
SUBJECT—Application filed October 6, 1961—Appeal from a decision of the Borough Superintendent, re—tabular limits, exits, and location of gas pump, storage and parking of hearses.

PREMISES AFFECTED—12-26 30th Avenue, south side, 100 feet west of 14th Street, Block 515, Lot 31, Long Island City, Borough of Queens.

APPEARANCES—

For Applicant: Joseph M. Lane.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox, Commissioner Becker and

Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 6, 1961 on Alt. Applic. 29-61, reads:

"2. The proposed occupancy of a bldg. which exceeds the permissible tabular limits for like occupancy is contrary to Sec. 4.2.1 of B.C.

3. Proposed exits from storage garage without the required fireproof passageway from the interior of the bldg. are contrary to Sec. C26-273.0 subd. 5d of A.C.

4. The location of gasoline pump beyond the building line is contrary to Sec. C26-216.0 of A. C.

5. The proposed storage & parking of hearses on a floor not designed for 175 p.s.i. live load is contrary to Sec. C26-345.0 of A.C."

and

WHEREAS, the applicant states that the building is 75 feet by 145 feet in area, 1 story, 17 feet high, of class 3 construction, located in business use, B area and class 1½ height district, built in 1909, now used and occupied since 1923: cellar—boiler room and storage; 1st floor—garage for more than 5 motor vehicles and factory; substantially in accordance with Certificate of Occupancy #430 issued May 12, 1923 against Alt. Applic. 2730-21; that the proposed use and occupancy will be the same; that an accompanying zoning application 1224-21-BZ, Volume II has additional facts about the use of the premises; and

WHEREAS, the applicant states that the building when constructed was in full conformity with the Building Department rules and regulations then in force and effect; that the tabular permissible limits in existence at said time for this building was fully observed in its construction; that a requirement such as Section 4.2.1 of the Building Code which came into being subsequent to the erection of this building should not in any respect be retroactive in this case, in view of prior existing use herein; that there is only one person working in the aforesaid garage; that the existing exit for all intents and purposes, is a safe and adequate method of egress for the small number of employees involved; that the existing condition has been present for a period of 50 years; that it would be an extreme hardship to force them to undertake costly and extensive repairs to fireproof the passageway from the storage garage; that in addition to the cost, it would involve a sacrifice of considerable space which is now gainfully used in their small business; that the present existing condition is substantially safe and free from hazards; that the garage is a small garage used primarily for the applicants' livery business, having space for only 20 vehicles; that it is closed in the evenings and no employees are on duty since it is operated only during the usual daylight working hours; that the pump when installed met the requirements of the Building Department and the Administrative Code of the City of New York; that the applicants would like to have the record show, however, that in the event this matter is crucial in the eyes of the Board, they will willingly cooperate to see that it is relocated in such a position on the property as to meet the requirements of the Code as may be determined by the Board; that however, this pump has been in service at its present location without complaint since 1913, a total of 49 years; that it would be an unreasonable burden and hardship after all this time to force us to incur the expense of relocating this pump; that submitted with this application is a proposed plan to reinforce the floor under the storage area so as to adequately and sufficiently support the weight of the hearses; that on completion of the construction work, the floor will be fully buttressed and supported by weight-bearing steel I or wide-flange beams; that it should be noted that hearses used and stored herein are really in the category of passenger limousines; that in no respect are hearses in the category of trucks so as to require the higher floor load capacity; that the hearse weight approximately 5,970 pounds, while the passenger flower car weighs 5,500 pounds and the passenger limousines about 5,500; that it is apparent that the weight difference is insignificant; that we have parked hearses without complaint in said garage for 16 years; that all structural members of the storage garage floor shall be adequately reinforced to safely sustain the required floor load of 75 pounds per square foot uniformly distributed, and 2,000 pounds concentrated load for one load; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated September 6, 1961, acting on Alt. Applic. 29-61, Ob-

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jection Nos. 2, 3 and 5, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that all the requirements of the Resolution adopted by the Board this day under Calendar Number 1224-21-BZ, Volume II shall be complied with; and that a Certificate of Occupancy shall be obtained.

705-56-BZ

APPLICANT—Victor E. Block for James R. Gaffney, owner.

SUBJECT—Application reopened for consideration as to extension of term of variance, expired April 9, 1962—decision of the Borough Superintendent, previously granted on condition under Section 7h of the Zoning Resolution, permitting in a residence use district the maintenance of a parking lot for parking and storage of more than five (5) passenger motor vehicles.

PREMISES AFFECTED—1060-1068 Summit Avenue and 165-169 West 165th Street, northeast corner, Block 2526, Lot 1, Borough of The Bronx.

APPEARANCES—

For Applicant: Victor E. Block.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 4

Negative: 0

Absent: Commissioner Klein 1

THE RESOLUTION—

WHEREAS, on April 9, 1957, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that the zoning change was made as of December 15, 1961 from residence to, R7-1; that there has been no alteration or change of use to the premises by the occupants; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation April 9, 1962 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on April 17, 1962 and set for hearing on May 22, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on May 22, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated March 19, 1962 acting on Alt. Applic. No. 943-56, reads:

"1. Proposed extension of use consisting of parking and storage of more than 5 m.v. for a period of 10 years within an R7-1 district, previously granted by B.S.A. should be referred to the B.S.A. as per Section 11-411 Z.R."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 9, 1957, only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five (5) years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

581-60-BZ

APPLICANT—Crinnion and Crinnion for Dorothy Steelman, owner; Sidney Frisch, lessee.

SUBJECT—Application reopened April 17, 1962 for consideration as to extension of time to complete, expired January 24, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7c of the Zoning Resolution, permitting in a business and residence use district, the change in occupancy of the 2nd floor of a two story building to store and factory.

PREMISES AFFECTED—742 East Tremont Avenue,

south side, 115 feet east of Clinton Avenue, Block 2951, Lot 53, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

For Opposition: None.

ACTION OF BOARD—Time extended to complete the work.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 4

Negative: 0

Absent: Commissioner Klein 1

THE RESOLUTION—

WHEREAS, on January 24, 1961, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant states that it was necessary for the owner and the tenant to come to an agreement regarding the sharing of the cost of the work; that they were unable to come to such an agreement in time to engage a contractor to obtain a permit and perform the necessary work prior to January 24, 1962; that no work has been done on the application; that the current zoning designation is R7-1 and the portion of the site within 100 feet of East Tremont Avenue is in a C1-4 district within the R7-1; and

WHEREAS, the applicant requested reopening of this application and extension of time, to obtain permits and complete the work, which had expired by time limitation January 24, 1962; and

WHEREAS, this application was reopened on April 17, 1962 and set for hearing on May 22, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on May 22, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated March 19, 1962 acting on Alt. Applic. No. 315-60, reads:

"1. Proposed extension of time to complete work beyond Jan. 24, 1962 is contrary to B.S. & A. Cal. #581-60-BZ and must be referred back to the Board for its determination."

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on January 24, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read: "that the provisions of Section 22A of the Zoning Resolution shall apply from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained."

1490-61-BZ

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 19 A (j) of the Zoning Resolution, to permit in a residence use C area district, for a stated term of twenty (20) years the change in occupancy of an existing two story building from a public storage garage to the distribution of candy accessory storage, loading and unloading, office and storage garage with a business sign.

PREMISES AFFECTED—1173-1179 Bergen Street, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 6, 1962 after due notice by publication in the

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Bulletin; laid over without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision; hearing closed; then to May 1, 1962 for applicant to amend his application omitting warehouse; applicant is to revise drawings to show interior loading and unloading spaces; then to May 15, 1962 for decision; applicant to submit revised drawings; then to May 22, 1962 for further study of revised drawings which have been submitted and for decision; and

WHEREAS, the decision of the Borough Superintendent, dated September 13, 1961 acting on Alt. Applic. No. 2288-61, reads:

"1. In a residence use district the proposed changes in occupancy from a public storage garage to warehousing of candy, storage, loading and unloading, office and storage garage are contrary to Article II Section 3 of Zoning Resolution.

2. Proposed business sign in a residential use district is contrary to Article II, Section 3 of Zoning Resolution.

5. Provide a loading berth in accordance with Article IV Section 19A of Zone Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e and Section 19A(j) of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7e and 19A(j), to permit in a residence use, C area district, for a term of 15 years, the change in occupancy of an existing two story building from a public storage garage to the distribution of candy, accessory storage, loading and unloading, office and storage garage, with a business sign, *on condition* that the work shall conform to drawings filed with this application dated September 19, 1961, 5 sheets and May 4, 1962, 3 sheets revised; that any signs used shall be non-illuminated; that all laws, rules and regulations applicable shall be complied with; that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1491-61-A

APPLICANT—Lama, Proskauer and Prober for Anthony and Patrick Sottile, owners.

SUBJECT—Application September 19, 1961—Appeal from a decision of the Borough Superintendent re—class 3 construction, change in use, egress, etc.

PREMISES AFFECTED—1173-1179 Bergen Steet, north side, 110 feet east of New York Avenue, Block 1214, Lot 76, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 13, 1961 on Alt. Applic. 2288-61, reads:

"3. Proposed change in occupancy from public storage garage to garage, warehousing of candy, etc. in a 2 story class 3 which exceeds the tabular area is contrary to C26-254.

4. Provide 2 legal means of egress for 2nd story in accordance with C26-273.0 b (3) 6.4.1.11—

(a) width of stair 3'8" required.

(b) staircase does not lead directly to street nor terminate at roof."

and

WHEREAS, the applicant states that the building is 90 feet

by 113 feet 11 inches in area, 1 and 2 stories, 17 and 30 feet high, of class 3 construction, located in residence use, C area and class 1¼ height district, built in 1911, now used and occupied since 1911: cellar—boiler room; 1st floor—storage garage, 4 persons; 2nd floor—storage garage; that the proposed use and occupancy will be: cellar—boiler room; 1st floor—warehousing of candy, storage, loading, unloading, office and storage garage for less than 5 cars; 2nd floor—warehousing and storage; that additional facts about the premises can be found in an accompanying zoning application 1490-61-BZ; and

WHEREAS, the applicant states that the present garage uses are legal under application N.B. 2774/11 and N.B. 2000/14; that the 2nd floor of the two story building now has the wood floor beams encased in 4 inches of concrete deafening and a concrete floor; that the 1st floor ceilings are fire retarded with materials having a one hour rating; that the storing and warehousing of candy is a non-combustible use and cannot possibly create a fire hazard; that the 2nd floor is now provided with a 3 foot 4 inch steel stair enclosed in 6 inch terra cotta blocks and fireproof self-closing doors leading directly to the street; that as a second means of egress, the 2nd floor will be provided on the front of the building with fire escape and sliding drop ladder leading directly to the street; that inasmuch as there will be no permanent occupancy on the 2nd floor, the exits are deemed to be sufficient; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated September 13, 1961, acting on Alt. Applic. 2288-61, Objection Nos. 3 and 4, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that all the requirements of the resolution adopted by the Board this day under Calendar Number 1490-61-BZ shall be complied with; and that a Certificate of Occupancy shall be obtained.

1508-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for City Wide Knitwear Processing Company, Incorporated, owner.

SUBJECT—Application September 29, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the erection of a one story extension to an existing factory for the dyeing and processing of furniture.

PREMISES AFFECTED—87-10 (88-02 displayed) Linden Boulevard, southwest corner of 88th Street, Block 11397, Lot 50, Ozone Park, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 27, 1962 after due notice by publication in the Bulletin; laid over to April 10, 1962, for inspection and decision; hearing closed; then to May 8, 1962 for decision at request of applicant; applicant to submit additional drawings; then to May 22, 1962 at request of applicant; applicant to submit new drawings; and

WHEREAS, the decision of the Borough Superintendent, dated August 29, 1961 acting on Alt. Applic. No. 78-61, reads:

"1. The proposed extension to the existing legal non-conforming factory building in a residence use district is contrary to Art. II Section 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

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WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7a, to permit in a residence use district, the erection of a one story extension to an existing factory, for the dyeing and processing of knitwear, *on condition* that the work shall conform to drawings filed with this application dated September 29, 1961, 1 sheet and May 18, 1962, 5 sheets revised, with the exception that the loading and unloading shall be inside the property and shall be from Linden Boulevard at the southwest corner of the lot; that the fence along Albert Road and 88th Street shall be constructed only on the proposed new building line except where the building occurs; that the owner shall comply with the requirements of the Air Pollution Control Board; that the entire building including the extension shall be finished in stucco; that there shall be no work on Sundays; that all laws, rules and regulations applicable shall be compiled with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1581-61-BZ

APPLICANT—Julius S. Rapson for Bonded Developers Incorporated, owner.

SUBJECT—Application October 18, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the erection of a two story and basement one family dwelling that encroaches on the required setback and rear yard.

PREMISES AFFECTED—117-03 Babbage Street, east side, 8.39 feet south of 117th Street, Block 9260, Lot 39, Richmond Hill, Borough of Queens.

APPEARANCES—

For Applicant: Julius S. Rapson.

For Opposition: Michael P. Caruso.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 8, 1962 after due notice by publication in the Bulletin; laid over to May 22, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 17, 1961 acting on N.B. Applic. No. 1650-61, reads:

"1. Provide 15' front setback to comply with Article IV, Sec. 16-C(b) of the Zoning Resolution.

2. Provide min. of 20' in rear to comply with Article IV Sec. 16-C(d) of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21, to permit in a residence use, G-1 area district, the erection of a two story and basement one-family dwelling that encroaches on the required setback and rear yard, *on condition* that the work shall conform to drawings filed with this application dated October 18, 1961, 4 sheets; that all laws, rules and regulations applicable shall be complied with;

and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1642-61-BZ

APPLICANT—Henry C. Brucker for Melvin Handler, owner; Jack Oxenhandler, lessee.

SUBJECT—Application November 1, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, the rehabilitation of an existing gasoline service station with lubritorium, auto repairs with hand tools only and office.

PREMISES AFFECTED—64-52 Myrtle Avenue, 72-07 Cypress Hills Street, southeast corner, Block 3600, Lot 1, Glendale, Borough of Queens.

APPEARANCES—

For Applicant: Melvin Handler.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 8, 1962 after due notice by publication in the Bulletin; laid over to May 22, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 20, 1961 acting on Alt. Applic. No. 1419-61, reads:

"1. The proposed extension to the existing gas sta., office, lub., auto repairs with hand tools only, located within a Retail Use Dist. is contrary to Art. II Sec. 4A of the Zone Resolutions."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7a, to permit in a retail use district, the rehabilitation of an existing gasoline service station with lubritorium, minor auto repairs with hand tools only and office, *on condition* that the work shall conform to drawings filed with this application dated November 1, 1961, 5 sheets and February 15, 1962, 1 sheet; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1662-61-BZ

APPLICANT—Lama, Proskauer and Prober for Clara G. Rabinowitz, B. R. Sheffer, Alan Rabinowitz and Susan R. Malloy, owners; U.S. Electric Manufacturing Corporation, lessee.

SUBJECT—Application November 3, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, in an existing six story cellar building the extension of the present factory for the manufacture of flashlights and batteries to the cellar and first floor.

PREMISES AFFECTED—222-228 West 14th Street, south side, 350 feet west of 7th Avenue, Block 618, Lot 18, Borough of Manhattan.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

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THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 10, 1962, after due notice by publication in the Bulletin; laid over to May 1, 1962 for inspection and decision; hearing closed; then to May 15, 1962 for decision; applicant to file revised drawings; then to May 22, 1962 for decision; applicant to file revised drawing as to spray rooms; and

WHEREAS, the decision of the Borough Superintendent, dated October 4, 1961, acting on Alt. Applic. 1172-60, reads:

"1. The proposed change of use from storage, stores & factory to factory in the entire bldg. located partly in a retail use district & extending into a residence use district is contrary to Art. II Sec. 4A & Art. II Sec. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c, to permit in a retail and residence use district, in an existing 6 story and cellar building, the extension of the present factory for manufacture of flashlights and batteries to the cellar and first floor, *on condition* that the work shall conform to drawings filed with this application dated November 3, 1961, 19 sheets, May 10, 1962, 2 sheets revised and May 17, 1962, 1 sheet revised; that all laws, rules and regulations applicable shall be complied with; that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1745-61-BZ

APPLICANT—Ingram S. Carner for Mike and Joe's Auto Service, owners.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction of an existing gasoline service station with office, lubritorium, car washing (non-automatic) minor auto repairs and the parking of cars awaiting service with a sign standard and curb cuts.

PREMISES AFFECTED—96-06 to 96-12 (96-10 official) Corona Avenue, south side, 53.27 feet east of Junction Boulevard, Block 1878, Lot 4, Corona, Borough of Queens.

APPEARANCES—

For Applicant: Ingram S. Carner.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 17, 1962 after due notice by publication in the Bulletin; laid over to May 8, 1962 for inspection and decision; applicant to submit photostat of Fire Department Certificates; hearing closed; then to May 22, 1962 for decision; applicant to file revised drawings; and

WHEREAS, the decision of the Borough Superintendent, dated November 2, 1961 acting on Alt. Applic. No. 2132-61, reads:

"1. Proposed reconstruction of an existing auto accessory station and gasoline station and garage to gaso-

line service station, office, lubritorium, car washing (non-automatic), minor auto repairs, parking of more than five (5) cars waiting to be serviced on a plot located in a Business use district is contrary to Art. 2 Sec. 4 BZR and must be referred to BSA for consideration.

2. Sign standard and curb cuts for gasoline station is contrary to Art. 2 Sec. 4 BZR."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7a, to permit in a business use district, the reconstruction of an existing gasoline service station with office, lubritorium, non-automatic car wash, minor auto repairs, with hand tools only, and the parking of cars awaiting service, with a sign standard and new curb cuts *on condition* that the work shall conform to drawings filed with this application dated November 28, 1961, 3 sheets and May 15, 1962, 2 sheets revised, with the exceptions that the entrance to the men's toilet shall be from inside the building; that the accessory building and the wall adjacent to it shall be of face brick; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1746-61-BZ

APPLICANT—Albert Melniker for Glover-Hylan Corporation, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7A of the Zoning Resolution, to permit in a retail use D area district, the construction of a retail store building within 15 feet of a residence use district.

PREMISES AFFECTED—4126 Hylan Boulevard, 6 Glover Street, southeast corner, Block 5310, Lot 7, Great Kills, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 1, 1962, after due notice by publication in the Bulletin; laid over to May 22, 1962 for inspection and decision; applicant to amend drawings and submit a new objection from Building Department; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 22, 1961, acting on N.B. Applic. 1284-61, reads:

"1. Location of a proposed retail store building within a retail district nearer than 15' to a residence use district is contrary to Art. IV Section 14(a), 17(a) of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7A of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7A, to

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permit in a retail use, D area district, the construction of curb cuts within 75 feet of a residence district, *on condition* that the work shall conform to drawings filed with this application dated November 28, 1961, 5 sheets and May 16, 1962, 1 sheet revised; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1752-61-BZ

APPLICANT—Henry Nordheim for Jack DeLisi, owner.
SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, parking and storage of motor vehicles.

PREMISES AFFECTED—3114 Villa Avenue, 20 East 204th Street, southeast corner, Block 3310, Lots 29 and 31, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 8, 1962 after due notice by publication in the Bulletin; laid over to May 22, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 14, 1961 acting on Alt. Applic. No. 744-61, reads:

"1. Proposed parking and storage of motor vehicles in a residence use district is contrary to Art. II, Sec. 3 of the Zoning Resolution, and is hereby denied."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21, to permit the parking and storage of motor vehicles in a residence use district, for a term of 15 years, *on condition* that the work shall conform to drawings filed with this application dated November 21, 1961, 3 sheets; on further condition, that all retaining walls required shall be built in accordance with the requirement of the Borough Superintendent; that the retaining wall along the south lot line shall be carried 3 foot above the grade of the lot with a 3 foot chain link fence on top; that parking and storage shall be limited to pleasure cars only; that the surface of the lot shall be paved with clean cinders or gravel, treated with a binder and rolled to the proper grade for drainage; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1775-61-BZ

APPLICANT—George J. Regan for Steve Zedlovich, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a two story and basement two family dwelling that encroaches on the required setbacks.

PREMISES AFFECTED—21-32 150th Street, northwest corner of 22nd Avenue, Block 4672, Lot 33, Whitestone, Borough of Queens.

APPEARANCES—

For Applicant: George Regan and Steve Zedlovich.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 22, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated November 13, 1961 acting on N.B. Applic. No. 1305-58, reads:

"1. Erection of a building on a corner in an E-1 area district whose setback is less than 15'-0" from the street it fronts and less than 10'-0" from the other street is contrary to Art. IV Sec. 15-A of the Zoning Resolution."

and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a two story and basement, two-family dwelling that encroaches on the required setbacks *on condition* the building conform to drawings filed with the application dated December 4, 1961, 6 sheets; that all laws, rules and regulations applicable be complied with, permit be obtained, work done, Certificate of Occupancy obtained, within the requirements of Section 22A of the Zoning Resolution.

1777-61-BZ

APPLICANT—Michael A. Cardo for Constantino Di Tullio, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Sections 7f and 7A of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, lubritorium, minor motor repairs (mainly with hand tools), car wash and the accessory parking of more than five cars with show windows within 75 feet of a residence district for a stated term of twenty years.

PREMISES AFFECTED—3251-3259 (3255 official) East Tremont Avenue, and 1201-1211 Puritan Avenue, northwest corner, Block 5331, Lot 1, Borough of The Bronx.

APPEARANCES—

For Applicant: Michael A. Cardo.

For Opposition: Evelyn Anderson, Frances A. Miller, Agnes Moruzin and Nancy Lamorzese.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 8, 1962 after due notice by publication in the Bulletin; laid over to May 22, 1962 for inspection and decision; applicant to submit survey, statement as to ownership of Fort Schuyler Road and detail of sign; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 27, 1961 acting on N.B. Applic. No. 2090-61, reads:

"1. Proposed change of use of above premises from

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Vacant Land to Gasoline and Oil Service Station including accessory sales, Lubrication, minor motor repairs and motor tune-up (mainly with hand tools) and Car Wash and Parking for more than five cars located in a Business Use District is contrary to Art. II Sect. 4 of the Zoning Resolution and is therefore denied.

2. Proposed show window within 75'-0" of a Residence Use Dist. is contrary to Art. II Sect. 7A of the Zoning Resolution and is therefore denied."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision f and Section 7A of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Sections 7f and 7A, to permit in a business use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs with hand tools only, car wash and accessory parking for more than five cars, with show windows within 75 feet of a residence district, for a term of 20 years, on condition that work shall conform to drawings filed with this application dated December 4, 1961, 3 sheets and May 18, 1962, 1 sheet on further condition that there shall be no floodlight on top of the sign which is shown; that there shall be no floodlight at the northeast corner of the property; that a brick wall, 2 feet 6 inches high, with a 3 foot high iron picket fence on top of it, making a total height of 5 feet 6 inches, shall be constructed along the entire Puritan Avenue front; that there shall be no curb cut on Puritan Avenue; that the wall and fence shall return westerly on the north lot line to the accessory building; that there shall be no windows in the rear wall of the accessory building; that any sign used shall be a stationary sign; that the Fort Schuyler Road strip shall not be built upon; that the open area on the plot shall be paved with clean cinders or gravel, treated with a binder and rolled to the proper grade for drainage; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

Adjourned: 1:00 P.M.

JAMES P. MULROY, Secretary.

REGULAR MEETING

TUESDAY AFTERNOON MAY 22, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

258-40-SM—Vols. I and II

APPLICANT—Celotex Corporation, owner.

APPEARANCES—

For Applicant: John H. Walsh.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert and Commissioner Becker 3

Negative: Commissioner Fox and Commissioner Klein. 2

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 258-40-SM Vols. I and II—Amendment to resolution as to additional trade name.

Celotex Corp., Chicago, Illinois, requested that the resolution adopted May 7, 1940 and amended through September 15, 1959, under Calendar Number 258-40-SM Vols. I and II be reopened and amended so as to permit the approved tile to be marketed under an additional trade name.

USE: Acoustical tile.

DESCRIPTION: There has been no change in the materials used or in the method of manufacture.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted May 7, 1940 and amended through September 15, 1959, under Calendar Number 258-40-SM Vols. I and II be reopened and amended so as to permit the approved tile to be marketed by Gustin-Bacon under the trade name of Gustin-Bacon Standard Perforation Acoustical Tile, Gustin-Bacon Random Perforation Acoustical Tile, Gustin-Bacon Lineal Punch Acoustical Tile and Gustin-Bacon Fissured Swivel Punch Acoustical Tile on condition that the requirements of the resolution adopted May 7, 1940, and amended through September 15, 1959 under Calendar Number 258-40-SM Vols. I and II be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director.

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

449-40-SA—Vol. II

APPLICANT—Burns Heating Supply Company for Reznor Manufacturing Company, owner.

APPEARANCES—

For Applicant: Irving T. Hecht.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 449-40-SA—Vol. II—Amendment to resolution as to additional models of gas-fired heaters.

Burns Heating Supply Company for Reznor Manufacturing Company requested that the resolution adopted September 23, 1941 and amended through January 8, 1957 under Calendar Number 449-40-SA—Vols. I and II be reopened and amended so as to include additional models of gas-fired heaters and additional uses.

USE: Gas-fired heaters.

DESCRIPTION: The requested models known as the LUS-F and FUS-F are basically the same as the US-F Series presently approved. The letter "L" now designates low voltage and the letter "F" denotes a two speed motor and when the units are equipped with blowers instead of the propeller type fan, the unit is known as the "B" or "BE" Series.

The DS Series, presently approved, are now marketed as the DS 175/100, DS 225/130, DS 275/160 and DS 350/200 and when assembled with low voltage controls the units carry the letter "L" before the model number.

When a series of the DS are preassembled at the factory, the unit is then known as the PAK or DFAH Series.

The units have all been approved by the American Gas Association.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted September 23, 1941 and amended at various times through January 8, 1957 under Calendar Number 449-40-SA—Vols. I and II be reopened and amended so as to include the additional models of gas-fired space heaters; LUS-F and FUS-F Series with or without the letters "B" or "BE"; DS 175/100, DS 225/130, DS 275/160 & DS 350/200 with or without the letter "L" before the model number; PAK and DFAH Series and

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further, the Committee recommends that the D, LD, DS, LDS, PAK & DFAH may, in addition to the conventional use, be used for the purpose of "make-up air," when air is drawn from outside on condition that the requirements of the resolution adopted September 23, 1941 and as amended through January 8, 1957 under Calendar Number 449-40-SA—Vols. I and II be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
GEORGE F. SKLENARIK,
Asst. Engr.,
JOHN A. DARTS,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

1144-40-SM

APPLICANT—William W. Bainbridge for United States Gypsum Company, owner.

APPEARANCES—

For Applicant: William W. Bainbridge.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

1144-40-SM—Amendment to resolution as to additional trade name.

W. W. Bainbridge for United States Gypsum Co., requested that the resolution adopted November 5, 1941 and amended at various times through December 19, 1961 under Calendar Number 1144-40-SM be reopened and amended so as to permit the approved acoustical tile to be marketed under an additional trade name.

USE: Incombustible acoustical tile.

DESCRIPTION: There has been no change in the materials used or in the method of manufacture.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted November 5, 1941 and amended at various times through December 19, 1961, under Calendar Number 1144-40-SM be reopened and amended so as to permit the approved incombustible tile known as United States Gypsum Acoustone "F" Mineral Acoustical Tile to be marketed by the Gustin Bacon Co. under the trade name of G. B. Ultracoustic Ceiling Tile on condition that the requirements of the resolution adopted November 5, 1941 and as amended at various times through December 19, 1961 under Calendar Number 1144-40-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

790-42-SM—Vols. I and II

APPLICANT—William W. Bainbridge for United States Gypsum Company, owner.

APPEARANCES—

For Applicant: William W. Bainbridge.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
790-42-SM—Vols. I and II—Amendment to resolution as to additional forms of construction.

W. W. Bainbridge for United States Gypsum Co., requested that the resolution adopted March 23, 1943 and amended through May 3, 1955, under Calendar Number 790-42-SM for Vol. I and II be reopened and amended so as to include additional fire resistive partitions.

USE: One hour fire resistive partitions.

DESCRIPTION: The rocklath used in the construction is the same as the material presently approved.

Type I—The construction consisted of 2" x 4" wood studs, spaced 16" on centers and nailed to 2" x 4" bottom and top plate. The lath, 3/8" plain rocklath, is attached to each stud by means of five lathing nails with a minimum spacing of 3/8" from the face of the lath. A sanded gypsum plaster is then applied to a thickness of 1/2" over the lath on both faces of the partition.

Type I failed under load at 1 hour and 3 minutes and Type II failed on heat transmission at 1 hour and 20 minutes.

Both reports are on file with and are part of the record.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted March 23, 1943 and amended at various times through May 3, 1955, under Calendar Number 790-42-SM—Vols. I and II be reopened and amended so as to include the two types of construction as herein described; Type I as a one hour fire resistive combustible load bearing partition on condition that the requirements of the resolution adopted March 23, 1943, and amended at various times through May 3, 1955 under Calendar Number 790-42-SM—Vols. I and II be complied with and further that all plans filed with the Department of Buildings showing the proposed use of this construction shall be marked, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 790-42-SM—Vols. I and II."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

8-44-SM

APPLICANT—X-Pando Corporation, owner.

APPEARANCES—

For Applicant: William F. Mano.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein..... 4
Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
8-44-SM—Amendment to resolution as to additional use of the approved joint compounds.

X-Pando Corporation, New York, requested that the resolution adopted February 5, 1952, under Calendar Number 8-44-SM be reopened and amended so as to permit the approved material to be used on gasoline pipe lines.

USE: Joint compound.

DESCRIPTION: There has been no change in the formulation of the material.

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INSPECTION AND TEST: The material has been approved by the Underwriters Laboratories under Misc. Hazard 3472 for use in joining threaded pipe connections in devices handling butane, gasoline or petroleum oils. The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted February 5, 1952, under Calendar Number 8-44-SM be reopened and amended so as to permit the use of the material X-Pando Pipe Joint Compound in joining threaded pipe connections on gasoline lines on condition that the requirements of the resolution adopted February 5, 1952, under Calendar Number 8-44-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

542-44-SA—Vol. II

APPLICANT—Anderson, Ziegler, O'Neill, Inc. for Arkla Air Conditioning Corporation, owner.

APPEARANCES—

For Applicant: John B. Gallagher.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
542-44-SA Vol. II—Amendment to resolution as to additional models of air conditioners and change of ownership.

Anderson, Ziegler, O'Neill Inc., for Arkla Air Conditioning Corporation, Evansville, Indiana, requested that the resolution adopted April 12, 1955 under Calendar Number 542-44-SA Vol. II be reopened and amended so as to include additional air conditioners and change of ownership.
USE: Air conditioners utilizing an absorption refrigeration and dehumidification system.

DESCRIPTION: The requested cooling towers TF-100, TF-110 and TF-150 are basically the same as the presently approved TE series, having the same parts and controls.

The requested water chiller Type D is the same as the presently approved DUT except that the Type D has a larger range of sizes.

The Type A is basically the same as the presently approved DE Series except that the A has a single coil for heating and cooling.

The Type B is basically the same as the presently approved FO Series except that the Type B has a single coil for heating and cooling.

The Type C is the same as the DC Series except for a larger range of sizes.

The Type D is the same as Type C except that the source of energy is steam.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted April 12, 1955, under Calendar Number 542-44-SA Vol. II be reopened and amended so as to include the Air Conditioners and Cooling Towers as herein described on condition that the requirements of the resolution adopted April 12, 1955, under Calendar Number 542-44-SA Vol. II be complied with.

The Committee further recommends that as Arkla Air Conditioning Corp., has submitted an affidavit showing that Arkla Air Conditioning Corp., has purchased all rights and assets of The Servel Inc., the new-owner manufacturer be known as Arkla Air Conditioning Corp.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

957-47-SM

APPLICANT—Celotex Corporation, owner.

APPEARANCES—

For Applicant: John H. Walsh.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Becker and Commissioner Klein..... 4
Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
957-47-SM—Amendment to resolution as to additional trade name.

Celotex Corporation, Chicago, Illinois, requested that the resolution adopted July 20, 1948 under Calendar Number 957-47-SM be reopened and amended so as to permit the approved tile to be marketed under an additional trade name.

USE: Fiber tile, flame retarded.

DESCRIPTION: There has been no change in the materials used or the method of manufacture.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted July 20, 1948 under Calendar Number 957-47-SM be reopened and amended so as to permit the approved tile to be marketed by Gustin-Bacon under the trade names of:

Gustin-Bacon Cane Fiber Standard Perforation Tile
Gustin-Bacon Cane Fiber Random Perforation Tile
Gustin-Bacon Cane Fiber Lineal Punch Tile
Gustin-Bacon Cane Fiber Fissured Swivel Punch Tile

on condition that the requirements of the resolution adopted July 20, 1948 under Calendar Number 957-47-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

1109-48-SM

APPLICANT—The William Bayley Company, owner.

APPEARANCES—

For Applicant: C. L. Brigga.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
1109-48-SM—Amendment to resolution as to addition of fusible link.

The William Bayley Company, Springfield, Ohio, requested that the resolution adopted June 28, 1949 under Calendar Number 1109-48-SM be reopened and amended so

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as to include a self closing feature on the commercial projected and architectural projected out swing ventilators.
USE: Lot line window, under C26-659.0.

DESCRIPTION: There has been no change in the size of the members used in the manufacture of the windows, the requested modification consists of standard sliding bronze friction shoes with the added device of a fusible link for releasing the spring pressure against the sliding shoes in case of fire and thereby permitting the ventilation to close automatically.

INSPECTION AND TEST: Retails of construction were examined by Assistant Engineer J. A. Darts and it was noted that the construction complied with Drawing 6T-100 which is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted June 28, 1949 under Calendar Number 1109-48-SM be reopened and amended so as to permit the use of the self closing feature on the commercial and architectural projected out swing ventilators on condition that the fusible link used be an Underwriters Laboratory approved link rated 160°F maximum, that the construction be in accordance with the above described drawing and that the requirements of the resolution adopted June 28, 1949 under Calendar Number 1109-48-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

110-50-SM

APPLICANT—William W. Bainbridge for United States Gypsum Company, owner.

APPEARANCES—

For Applicant: William W. Bainbridge.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 110-50-SM—William W. Bainbridge for the United States Gypsum Company requested by letter that the resolution adopted June 6, 1950, under Calendar Number 110-50-SM and amended through January 26, 1960 be reopened and amended to approve new sizes and finishes of their asbestos cement siding shingles.

USE: The asbestos cement shingles are used as an incombustible exterior finish on buildings.

DESCRIPTION: The shingles consist of layers of asbestos cement compressed together, textured, colored, given a weather resistant finish and trimmed to size with required nail holes.

There is no charge in the base material and all are incombustible. The new shingle designs are:

USG No. 500 Shadow Accent Glatex Contempora—punched.
9 3/8 X 27 5/16 X 5/32—63 pieces per square.

USG No. 444 Shadow Accent China Glaze—punched.
12 X 27 5/16 X 5/32—48 pc. per square.

USG No. 555 Shadow Accent China Glaze Contempora—punched.
9 3/8 X 27 5/16 X 5/32—63 pieces per square.

USG No. 588 China Glaze Contempora. No shadow line. Punched.
9 3/8 X 27 5/16 X 5/32—63 pieces per square.

USG No. 80 Regency Plastic Surface Siding—punched.

USG No. 85 Regency Plastic Surface Siding—unpunched
USG No. 150 Sil-O-ett Siding—punched—no shadow line.
USG No. 250 Sil-O-ett Siding—punched—shadow line.
All 12" X 27 5/16 X 5/32—48 pieces per square.

The Glatex and China Glaze Shingles have a baked on mineral ceramic finish.

The other shingles have a heat treated Thermo plastic finish plus silicone water proofing.

INSPECTION AND TEST: The material met the requirements of C26-880.0 for use as a incombustible siding material.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted June 6, 1950 and amended through January 26, 1960 under Calendar Number 110-50-SM be reopened and amended to include approval of the additional products described herein, on condition that the requirements of the previous resolution under Calendar Number 110-50-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

872-52-SM

APPLICANT—United States Plywood Corporation, owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

872-52-SM—Amendment to resolution as to plastic laminates.

United States Plywood Corporation, New York, requested that the resolution adopted December 8, 1953, under Calendar Number 872-52-SM be reopened and amended so as to permit the use of plastic laminates on the face of the approved door.

USE: Hardwood cored door to be used as hospital room door.

DESCRIPTION: The construction of the door has not been changed, the requested modification is for the use of plastic laminates to be used on the face of the door.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted December 8, 1953, under Calendar Number 872-52-SM be reopened and amended so as to permit the use of plastic laminates, not exceeding 1/10" in thickness to be laminated to the faces of the approved door and such door may be used under the provisions of C26-689.1 Administrative Building Code on condition that the requirements of the resolution adopted December 8, 1953, under Calendar Number 872-52-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

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211-53-SA

APPLICANT—Speed Queen, a division of McGraw-Edison Company, owner.

APPEARANCES—

For Applicant: D. M. Eckstein.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

211-53-SA—Amendment to resolution as to additional models of washing machines.

Speed Queen, a division of McGraw-Edison Co., Ripon, Wisconsin, requested that the resolution adopted November 4, 1953, and amended at various times through January 23, 1962, under Calendar Number 211-53-SA be reopened and amended so as to include additional models of washing machines.

USE: Domestic clothes washing machines.

DESCRIPTION: The requested models are basically the same as the presently approved models differing only as to cabinet styling. The minimum air gap of 1" is maintained in the new models.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted November 4, 1953 and amended at various times through January 23, 1962 under Calendar 211-53-SA be reopened and amended so as to include the following domestic clothes washing machines, Models A34A, A34AF, A34AW, A34AWF, A35A, A35AF, A36A, A36AF, A37A, A37AF, A37AW, and A37AFW on condition that the requirements of the resolution adopted November 4, 1953 and amended at various times through January 23, 1962 under Calendar Number 211-53-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

302-54-SM

APPLICANT—Hohmann and Barnard, Inc., owner.

APPEARANCES—

For Applicant: Bernard Storch.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

302-54-SM—Hohmann and Barnard Inc., New York City, filed for approval of the material known as Hohmann Gray Iron and Malleable Threaded Inserts under the provisions of C26-191.0 Administrative Building Code. The application was subject for dismissal September 19, 1961, but was removed at the request of the applicant.

USE: A threaded insert for suspension systems.

DESCRIPTION: The inserts are either of malleable iron conforming to A.S.T.M. A 47-33 or are of gray cast iron. The malleable is made in one size only, 5/8 inch.

The inserts are placed in the concrete to receive bolts for fastening mechanical devices. The inserts are furnished to

receive threaded bolts. They are cast with ears at the top and ribs around the cylinder to provide greater bonding area. INSPECTION AND TEST: The applicant has submitted reports of pull out tests conducted by Polytechnic Institute of Brooklyn. The tests were conducted in stone concrete having a compressive strength of 3000 P.S.I. Results were as follows:

1/2" Grey iron—6700 lbs.
5/8" Grey iron—10200 lbs.
3/4" Grey iron—12500 lbs.—Concrete failure
7/8" Grey iron—13300 lbs.—Concrete failure
1" Grey iron—17300 lbs.—Concrete failure
5/8" Malleable—13000 lbs.

The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Hohmann Gray Iron and Malleable Threaded Inserts for voluntary use in New York City under the provisions of C26-191.0 as an insert, to receive bolts for mechanical fastenings and hangers for suspended ceilings under C26-461.1.0 in stone concrete having a minimum compressive strength of 3000 P.S.I. The Committee is of the opinion that a factor of safety shall be 4 and therefore recommends the following maximum loads:

Gray iron—1/2"—1700 lbs., 5/8"—2500 lbs, 3/4"—3100 lbs., 7/8"—3300 lbs., 1"—4300 lbs.

Malleable—5/8"—3200 lbs., on condition that all cartons in which the material is marketed shall be stamped or labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 302-54-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

380-55-SM

APPLICANT—George E. Strehan for Lally Column Co. of New York, owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

380-55-SM—Amendment to resolution as to eccentric loads on presently approved Lally columns.

George E. Strehan for Lally Column Co., of New York, requested that the resolution adopted July 21, 1959, under Calendar Number 380-55-SM be reopened and amended so as to include provisions for eccentrically applied loads.

USE: Lally columns used in construction.

DESCRIPTION: There has been no change in the construction or material used in the manufacture of the columns. The request is to allow the presently approved columns to be loaded eccentrically.

The applicant proposes to continue the design practice of connection details under the specified unit stresses as set forth under C26-368.0 and to compute the equivalent concentric load on the column in compliance with C26-368.c.4 governing combined stresses.

The following design procedure is proposed by the applicant:

1. For concentric loads—The value P shall be as com-

MINUTES

puted by Formula 1 and 2 as approved by the Board July 21, 1959, under Calendar Number 380-55-SM.

2. For eccentric loads—For columns subject to both concentric loads and bending, and additional axial load is added to the sum of all vertical loads for each 10,000 in. lbs. bending moment expressed as Factor "f" in the Lally Co. load tables. The value "f" is determined by the following formula:

$$"f" = \frac{M \times A_t}{10,000 \times S_t} \text{ ————— Formula 3}$$

M = Moment of eccentric loads in inch pounds

A_t = Area of transformed section in sq. inches

$$= A_s + \frac{A_c}{9}$$

A_s = Area of Steel

A_c = Area of concrete

S_t = Section Modulus of transformed section

$$= 2 \frac{I_s + \frac{I_c}{9}}{d}$$

d = Outside diameter of round column, or width of square column or lesser side of rectangular column in inches.

In design the following procedure takes place. Select the column from the Safe Concentric Load Tables for which the sum of all vertical loads (P_a) plus the equivalent concentric load due to bending does not exceed the tabular value.

$$P = P_a + \frac{M \times "f"}{10,000} \text{ ————— Formula 4.}$$

The check by interaction—The value of the interaction formula shall not exceed unity as expressed by the following formula:

$$\frac{P_a}{P} + \frac{M}{20,000 S_t} \leq 1 \text{ ————— Formula 5.}$$

When the use of formula 5 results in a value less than 1, the next smaller size column is computed in order to determine if it is adequate for the condition.

The applicant has also submitted five tables as shown herein giving the moment of inertia, radius of gyration, section modulus of the transformed section for all types of lally columns together with the "f" value for the equivalent concentric load corresponding to each 10,000 inch lbs. bending moment for the size columns requested under this amendment.

TABLE 1—STANDARD H.W.

Col. Size SHW	r _t	l _t	S.M.	Factor Proposed f
3½"	1.07	3.50	2.00	15.3
4"	1.22	5.65	2.82	13.4
4½"	1.37	8.66	3.85	12.0
5"	1.55	12.66	5.06	10.8
5½"	1.71	18.95	6.81	9.6
6⅝"	2.01	35.44	10.70	8.2
7⅝"	2.31	59.79	15.68	7.2
8⅝"	2.61	94.98	21.63	6.3
9⅝"	2.91	143.33	29.78	5.7
10¾"	3.24	216.96	40.57	5.1
12¾"	3.80	391.52	61.48	4.4
14"	4.15	540.30	77.18	4.1
16"	4.72	856.32	107.04	3.6
18"	5.16	1244.94	138.33	3.4
20"	5.85	1861.18	186.12	2.9

TABLE 2—EXTRA H.W.

Col. Size XHW	r _t	l _t	S.M.	Factor Proposed f
4"	1.22	6.96	3.48	13.5
4½"	1.38	10.79	4.80	11.9
5½"	1.71	23.62	9.15	9.6
6⅝"	2.03	46.49	14.00	8.1
8⅝"	2.64	124.15	28.40	6.2
10¾"	3.28	261.68	48.60	5.0
12¾"	3.86	465.65	73.20	4.3

TABLE 3—DOUBLE EXTRA H.W.

Col. Size XXHW	r _t	l _t	S.M.	Proposed Factor f
4"	1.17	10.15	5.08	14.5
4½"	1.33	15.82	7.05	12.8
5½"	1.66	35.13	12.50	10.1
6⅝"	1.98	69.47	20.90	8.5
8⅝"	2.62	174.15	40.50	6.3

TABLE 4—REINFORCED H.W.

Col. Size RHW	r _t	l _t	S.M.	Proposed Factor f
3½"	1.16	5.56	3.18	13.1
4"	1.32	8.55	4.28	11.4
4½"	1.51	13.47	6.00	9.9
5"	1.69	18.72	7.50	8.8
5½"	1.84	26.47	9.50	8.3
6⅝"	2.20	52.86	15.90	6.8
7⅝"	2.58	98.55	25.90	5.7
8⅝"	2.92	153.42	35.20	5.1
9⅝"	3.26	227.30	47.30	4.5
10¾"	3.66	359.77	66.80	4.0
12¾"	4.39	694.89	109.00	3.3

TABLE 5—RECTANGULAR AND SQUARE

Col. Size RS	r _t	l _t	S.M.	Proposed Factor f
3 x 3 x ¼	1.06	3.86	2.58	13.4
3 x 6 x ¼	1.11	7.13	4.75	12.2
3½ x 3½ x ¼	1.24	6.51	3.72	11.4
4 x 4 x ¼	1.41	10.22	5.11	10.0
4 x 6 x ¼	1.45	14.53	7.27	9.5
4 x 8 x ¼	1.48	18.85	9.43	9.2
5 x 5 x ¼	1.76	21.71	8.68	8.1
6 x 6 x ¼	2.10	40.22	13.41	6.8

RECOMMENDATION: The Committee on Test recommends that the resolution adopted July 21, 1959, under Calendar Number 380-55-SM be reopened and amended so as to include the formula as herein described for use in computing eccentric loads on lally columns on condition that all other requirements of the resolution adopted July 21, 1959, under Calendar Number 380-55-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst., Engr.,
Committee on Test.

MINUTES

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

580-55-SA

APPLICANT—Wayne Pump Company, owner.

APPEARANCES—

For Applicant: T. E. McLaron.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox,
Commissioner Becker and Commissioner Klein 4
Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
580-55-SA—Amendment to resolution as to additional gasoline pumps.

Wayne Pump Company, Salisbury, Maryland, requested that the resolution adopted June 3, 1958 and amended through March 21, 1961, under Calendar Number 580-55-SA be reopened and amended so as to include additional models of gasoline pumps.

USE: Submersible Gasoline pumps to supply remote dispensers.

DESCRIPTION: The requested models differ from the presently approved ES Series in so far as the discharge head. The discharge head of the requested model have a larger opening to accommodate the larger diameter motor and the pump is of the volute rather than the diffuser type and derives all its head from one rather than three impellers.

The requested models have been approved by the Underwriters Laboratories.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted June 3, 1958 and amended through March 21, 1961, under Calendar Number 580-55-SA be reopened and amended so as to include Models E-8 and E-8S Wayne Remote Gasoline Pumps on condition that the requirements of the resolution adopted June 3, 1958 and amended through March 21, 1961 under Calendar Number 580-55-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

687-55-SA

APPLICANT—Murphy Bed and Kitchen Company for Dwyer Products Corporation, owner.

APPEARANCES—

For Applicant: William K. Murphy.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
687-55-SA—Dwyer Products Corporation, Michigan City, Indiana, requested that the resolution adopted May 22, 1956, under Calendar Number 687-55-SA be reopened and amended so as to include the new Model G39 Dwyer Kitchen Unit.

USE: A two burner gas range, sink and refrigerator combination unit.

DESCRIPTION: The new Model G39 Dwyer Kitchen Unit bears the same model designation as the previously approved Model G39 but certain minor components have been changed.

The new Model G39 cooking unit has been approved by American Gas Association. The refrigerating system has been approved by Underwriters Laboratories.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted May 22, 1956, under Calendar Number 687-55-SA be reopened and amended so as to include the new Model G39 Dwyer Kitchen Unit on condition that the requirements of the resolution adopted May 22, 1956, under Calendar Number 687-55-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

688-55-SA

APPLICANT—Murphy Bed and Kitchen Company for Dwyer Products Corporation, owner.

APPEARANCES—

For Applicant: William K. Murphy.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
688-55-SA—Dwyer Products Corporation, Michigan City, Indiana, requested that the resolution adopted May 22, 1956, under Calendar Number 688-55-SA be reopened and amended so as to include the additional Model G51A Dwyer Table Top Gas Range and Refrigerator.

USE: A domestic type gas cooking range, sink and refrigerator combination.

DESCRIPTION: The new Model G51A is similar to the Model G48 previously approved under Calendar Number 688-55-SA except that the cabinet is three inches wider and a combination oven-broiler burner is used in place of two burners.

The Model G51A has been approved by the American Gas Association. The refrigerating unit has been approved by Underwriters Laboratories.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted May 22, 1956, under Calendar Number 688-55-SA be reopened and amended so as to include the Model G51A Dwyer Table Top Gas Range and Refrigerator on condition that the requirements of the resolution adopted May 22, 1956, under Calendar Number 688-55-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

689-55-SA

APPLICANT—Murphy Bed and Kitchen Company for Dwyer Products Corporation, owner.

APPEARANCES—

For Applicant: William K. Murphy.

MINUTES

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 689-55-SA—Dwyer Products Corporation, Michigan City, Indiana, requested that the resolution adopted May 22, 1956, under Calendar Number 689-55-SA be reopened and amended so as to include the additional Model G21A Dwyer Insulated Gas Range and Refrigerator.

USE: A domestic type gas cooking range, sink and refrigerator combination.

DESCRIPTION: The Model G21A is similar to the Model G 4821 previously approved under Calendar Number 689-55-SA except for minor changes in cabinet styling and the use of a combination oven-broiler burner instead of two burners.

The Model G21A has been approved by the American Gas Association. The refrigerating unit has been approved by Underwriters Laboratories.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted May 22, 1956, under Calendar Number 689-55-SA be reopened and amended so as to include the additional Model G21A Dwyer Insulated Gas Range and Refrigerator on condition that the requirements of the resolution adopted May 22, 1956, under Calendar Number 689-55-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

488-56-SA

APPLICANT—Temco, Inc., owner.

APPEARANCES—

For Applicant: George R. Darche.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

WHEREAS, the report of a Committee on Test reads:

488-56-SA—Temco, Inc., Nashville, Tenn., requested that the resolution adopted September 17, 1958 and amended September 22, 1959 and October 10, 1961 under Calendar Number 488-56-SA be reopened and amended so as to include the additional Temco Vented Circulator Room Type Gas Heater, Models VC20-1, VC30-1 and 202-7.

DESCRIPTION: The Models VC20-1 and 202-7 are similar to the previously approved Model 202-4 but with changes in cabinet styling. Their heating units are the same as in the Model B20-5 previously approved. The Model VC30-1 is similar to the previously approved Model 302-7.

The new heaters are approved by the American Gas Association.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted September 17, 1958, and amended September 22, 1959 and October 10, 1961, under Calendar Number 488-56-SA be reopened and amended so as to include the additional Temco Vented Circulator Room Type Gas Heater, Models VC20-1, VC30-1 and 202-7 on condition that the requirements of the resolution adopted

September 17, 1958, and amended September 22, 1959 and October 10, 1961 under Calendar Number 488-56-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

743-57-SA

APPLICANT—Chattanooga Royal Company, owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

743-57-SA—Amendment to resolution as to additional space heaters.

Chattanooga Royal Company, Chattanooga, Tenn., requested that the resolution adopted December 2, 1958, under Calendar Number 743-57-SA be reopened and amended so as to include additional gas fired space heaters.

USE: Gas fired space heaters.

DESCRIPTION: The requested models are basically the same as the presently approved gas fired space heaters, differing only insofar as cabinet styling. The requested models have been approved by the American Gas Association.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted December 2, 1958, under Calendar Number 743-57-SA be reopened and amended so as to include the additional models, 5845, 5945, 5860, 5960, 5875 and 5975 gas fired space heaters on condition that the requirements of the resolution adopted December 2, 1958, under Calendar Number 743-57-SA are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

673-57-SA

APPLICANT—Temco, Inc., owner.

APPEARANCES—

For Applicant: George R. Darche.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein.... 4
Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

673-57-SA—Temco Inc., Nashville, Tenn., requested that the resolution adopted March 31, 1959, and amended September 15, 1959 and December 13, 1960, under Calendar Number 673-57-SA be reopened and amended so as to include the additional Temco Gas Fired Wall Heater Model DSW65-1 to be marketed by Sears-Roebuck Co. as their

MINUTES

Kenmore Model 138.528570T and also to permit the previously approved Temco Gas Fired Wall Heaters Models 108-3, 208-3 and 308-3 to be marketed by American Standard as their Models VGH-10, VGH-20 and VGH-30 respectively.

DESCRIPTION: The Model DSW65-1 has an input rating of 65,000 BTU per hour and is made up with two separate burners as against the one burner design of the smaller 108-3, 208-3 and 308-3 previously approved. It employs a fan for warm air circulation.

The Model DSW65-1 was tested and approved by the American Gas Association.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted March 31, 1959 and amended September 15, 1959 and December 13, 1960, under Calendar Number 673-57-SA be reopened and amended so as to include the Temco Gas Fired Wall Heater, Model DSW65-1 to be marketed by Sears-Roebuck Co. as their Kenmore Model 138.528570T and also to permit the previously approved Temco Gas Fired Wall Heaters Models 108-3, 208-3 and 308-3 to be marketed by American Standard as their Model VGH-10, VGH-20, and VGH-30 respectively on condition that the requirements of the resolution adopted March 31, 1959, and amended September 15, 1959, and December 13, 1960 under Calendar Number 673-57-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

510-59-SM

APPLICANT—Carmic Manufacturing Co., Incorporated, owner.

APPEARANCES—

For Applicant: Ernest Rapaport.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein..... 4
Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 510-59-SM—Carmic Manufacturing Co., Inc., Philadelphia, Penna., filed for approval of the Spring Lock Scaffolding under the provisions of the Rules of the Board adopted under Calendar Number 784-41-SR.

USE: Tabular steel scaffolding.

DESCRIPTION: Models F-100, F-101 and F-147 are end frames employed with Part CB-70, a cross brace. Models F-105, F-115 and F-120 are end frames employed with cross brace CB-80. Models F-125, F-130, F-135 and F-145 are end frames used with cross braces CB-90.

The legs are constructed of 1 5/8" O.D. x 0.095" wall thickness tubing. The upper tubes of the walk through the ladder type frames and the upper and lower tubes on the conventional end frames are also of 1 5/8" O.D. x 0.095" wall thickness tubing. The ends are cut to match the legs and are welded thereto.

The step tubes, vertical braces, diagonal braces, cross braces and struts are constructed of 1" O.D. x 0.083" wall thickness tubing.

The stack pin is made of 1 5/16" O.D. x 0.095" wall thickness tubing, 7" in length and is provided with a 1/2" diameter hole drilled through 1" from each end.

A 3/8" diameter steel rivet 2" in length is provided for connection of the stack pin to the leg. A 1/8" x 3/4" cotter pin is employed to retain the rivet.

INSPECTION & TEST: Two panels (3 frames) were load tested in the presence of Mr. W. A. Cubberley, P.E.

The frames were spaced 10'-0" on center giving a total of 20'-0" of scaffolding and as each frame had a width of 5'-0", the test scaffold was 100 square feet in area, two tiers high, making a total of 13'-0" in height.

The loading was discontinued at a load of 30,000 pounds at which time there was very little deflection and on removal of the load there was no deflection. The complete report is on file with the record.

Evaluation of test results:

Total load carried on 3 frames = 30,000 lbs.

Load on each frame = 30,000 ÷ 3 = 10,000 lbs.

The Committee set the least factor of safety that may be applied in construction of this nature at 2.5 for the live load and 2.0 for the dead load on the heavy duty scaffold and 2.5 for the live load and 1.5 for the dead load on the medium and light duty scaffold.

Since this type of scaffolding is intended to replace timber scaffolding, the Committee is of the opinion that the allowable live loads shall be the same as allowed for timber scaffolding as set forth under the requirements of Rule 7.5.1 of the Demolition Rules of the Board. That is 75 lbs. per sq. ft. under Rule 1.24.3; 50 lbs. per sq. ft. for medium duty scaffold the functions of which are defined under Rule 1.24.10; and 25 lbs. per sq. ft. for light duty scaffold the functions of which are defined under Rule 1.24.7.

In calculating the lead load or weight of each frame for the 5'-0" high frame shall be 40 lbs., the incidental bracing for the same shall be 10 lbs. and the total weight of planking 2" thick shall be 5 lbs. per sq. ft.

Computations for heavy duty:

10'-0" Bent Spacing—

Area carried by 1 Bent = 10 x 5 = 50 sq. ft.

Live Load = 50 x 75 = 3750 lbs.

F. of S. of 2.5 = 9375

Planking = 50 sq. ft. x 5 lbs./sq. ft. = 250

F. of S. of 2 = 500

1 Frame = 50 lbs.

F. of S. of 2 = 50 x 2 = 100

Total Live & Dead Load 9975 lbs.

Useable load to be carried on frames = 10,000 — 9975 = 25 lbs.

9'-0" Bent Spacing—Area = 45 sq. ft.

Live Load = 45 x 75 = 3375

F. of S. of 2.5 = 3375 x 2.5 = 8437

Planking = 45 sq. ft. x 5 lbs./sq. ft. = 225

F. of S. of 2 = 450

Frame = 50 lbs.

F. of S. of 2 = 100

Total Load—Live & Dead 8987 lbs.

Useable load to be carried on frames = 10,000 — 8987 = 1013 lbs.

Additional frames = 1013 ÷ 100 = 10 frames

8'-0" Bent Spacing—Area = 40 sq. ft.

Live Load = 75 x 40 = 3000

F. of S. of 2.5 = 3000 x 2.5 = 7500

Plankings = 40 x 5 = 200

F. of S. of 2.0 = 400

Frame = 50

F. of S. of 2 = 100

Total Load—Live & Dead 8000 lbs.

Useable load to be carried—10,000 — 8000 = 2000

Additional frames = 2000 ÷ 100 = 20 frames

Computations for Heavy Scaffold:

1. 7'-0" Bent Spacing—

Area carried by 1 Bent = 7' x 5" = 35 sq. ft.

Live Load = 35 sq. ft. x 75 lbs. per sq. ft. = 2625

F. of S. of 2.5 = 2625 x 2.5 = 6562 lbs.

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Planking = 35 sq. ft. x 5 lbs. per sq. ft. = 175 lbs.

F. of S. of 2 = 175 x 2 = 350 lbs.

1 Frame 5'-0" High = 50 lbs.

F. of S. of 2 = 50 x 2 = 100 lbs.

Total live & dead load (frame & planking) = 7012 lbs.

Useable remaining load to be carried on frame—
10,000 — 7012 = 2988 lbs.

Additional frames = 2988 ÷ 100 = 29

2. 6'-0" Bent Spacing—Area carried by 1 Bent = 6' x 5' = 30 sq. ft.

Live Load = 30 sq. ft. x 75 lbs. per sq. ft. = 2250 lbs.

F. of S. of 2.5 = 2250 x 2.5 = 5625 lbs.

Planking = 30 sq. ft. x 5 lbs. per sq. ft. = 150 lbs.

F. of S. of 2.0 = 150 x 2.0 = 300 lbs.

Frame—5'-0" High = 50 lbs.

F. of S. of 2.0 = 150 x 2.0 = 300 lbs.

Total live & dead load (frame & planking) = 6025 lbs.

Usable remaining load to be carried on 1 frame—
10,000 — 6025 = 3975 lbs.

Additional Frames = 3975 ÷ 100 = 39

3. 5'-0" Bent Spacing—area carried by 1 Bent = 5' x 5' = 25 sq. ft.

Live Load = 25 sq. ft. x 75 lbs. per sq. ft. = 1875 lbs.

F. of S. of 2.5 = 1875 x 2.5 = 4738 lbs.

Planking = 25 sq. ft. x 5 lbs. per sq. ft. = 125 lbs.

F. of S. of 2.0 = 125 x 2 = 250 lbs.

1 Frame—5'-0" high = 50 lbs.

F. of S. of 2.0 = 50 x 2 = 100 lbs.

Total live and (1 frame and planking) = 5088 lbs.

Usable remaining load to be carried on 1 frame—
10,000 — 5088 = 4912 lbs.

Additional Frames 4912 ÷ 100 = 49

Computation for Medium Duty Scaffold:

1. 10'-0" Bent Spacing—Area carried by 1 Bent = 10' x 5' = 50 sq. ft.

Live Load = 50 sq. ft. x 50 lbs. per sq. ft. = 2500 lbs.

F. of S. of 2.5 = 2500 x 2.5 = 6250 lbs.

Planking = 50 sq. ft. x 5 lbs. per sq. ft. = 250 lbs.

F. of S. of 1.5 = 250 x 1.5 = 375 lbs.

1 Frame—5'-0" high = 50 lbs.

F. of S. of 1.5 = 50 x 1.5 = 75 lbs.

Total live and *dead load (*1 frame and planking) = 6700

Usable remaining load to be carried on 1 frame—
10,000 — 6700 = 3300 lbs.

Additional frames = 3300 ÷ 75 = 44

2. 9'-0" Bent Spacing—area carried by 1 Bent = 9' x 5' = 45 sq. ft.

Live Load 45 sq. ft. x 50 lbs. per sq. ft. = 2250 lbs.

F. of S. of 2.5 = 2250 x 2.5 = 5625 lbs.

Planking = 45 sq. ft. x 5 lbs. per sq. ft. = 225.

F. of S. of 1.5 = 225 x 1.5 = 338 lbs.

1 Frame—5'-0" high = 50 lbs.

F. of S. of 1.5 = 50 x 1.5 = 75 lbs.

Total live and *dead load (1 frame and planking) = 6038 lbs.

Usable load to be carried on 1 frame = 10,000 — 6038 = 3962 lbs.

Additional frames—3962 ÷ 75 = 53

3. 8'-0" Bent Spacing—area carried by 1 Bent = 8' x 5' = 40 sq. ft.

Live Load = 40 sq. ft. x 50 lbs. per sq. ft. = 2000 lbs

F. of S. of 2.5 = 5000 lbs.

Planking 40 sq. ft. x 5 lbs. per sq. ft. = 200 lbs.

F. of S. of 1.5 = 200 x 1.5 = 300 lbs.

1 Frame 5'-0" Height = 50 lbs.

F. of S. of 1.5 = 50 x 1.5 = 75 lbs.

Total live and *dead (- 1 frame and planking) = 5375 lbs.

Usable load to be carried on 1 frame—10,000 — 5375 = 4625 lbs.

Additional frames = 4625 ÷ 75 = 61

Theoretical height = 285 feet.

4. 7'-0" Bent spacing—area carried by 1 Bent = 7' x 5' = 35 sq. ft.

Live Loads = 35 sq. ft. x 50 lbs. per sq. ft. = 1750 lbs.

F. of S. of 2.5 = 1750 x 2.5 = 4375 lbs.

Planking 35 sq. ft. x 5 lbs. per sq. ft. = 175 lbs.

F. of S. of 1.5 = 175 x 1.5 = 263 lbs.

1 Frame—5'-0" high = 50 lbs.

F. of S. of 1.5 = 50 x 1.5 = 75 lbs.

Total live and *dead load (- 1 frame and planking) = 4713 lbs.

Usable load to be carried on 1 frame—10,000 — 4713 = 5287 lbs.

Additional frames = 5287 ÷ 75 = 70

5. 6'-0" Bent spacing—area carried by 1 Bent = 6' x 5' = 30 sq. ft.

Live load = 30 sq. ft. x 50 lbs. per sq. ft. = 1500 lbs.

F. of S. of 2.5 = 1500 x 2.5 = 3750 lbs.

F. of S. of 1.5 = 150 x 1.5 = 225 lbs.

1 Frame—5'-0" high = 50 lbs.

F. of S. of 1.5 = 50 x 1.5 = 75 lbs.

Total live and *dead load (*1 frame and planking) = 4050 lbs.

Usable load to be carried on 1 frame = 10,000 — 4050 = 5950 lbs.

Additional frames = 5950 ÷ 75 = 80

6. 5'-0" Bent spacing—area carried by 1 Bent = 5' x 5' = 25 sq. ft.

Live load = 25 sq. ft. x 50 lbs. per sq. ft. = 1250 lbs.

F. of S. of 2.5 = 1250 x 2.5 = 3125 lbs.

Planking = 25 sq. ft. x 5 lbs. per sq. ft. = 125 lbs.

F. and S. of 1.5 = 125 x 1.5 = 191 lbs.

1 Frame—5'-0" high = 50 lbs.

F. of S. of 1.5 = 50 x 1.5 = 75 lbs.

Total live and *dead load (1 frame and planking) = 3391 lbs.

Usable load to be carried on 1 frame = 10,000 — 3391 = 6609 lbs.

Additional frames = 6609 ÷ 75 = 88

Computation for Light Duty Scaffold:

1. 10'-0" Bent spacing—area carried by 1 Bent = 10' x 5' = 50 sq. ft.

Live load = 50 sq. ft. x 25 lbs. per sq. ft. = 1250 lbs.

F. of S. of 2.5 = 1250 x 2.5 = 3125 lbs.

Planking = 50 sq. ft. x 5 lbs. per sq. ft. = 250 lbs.

F. of S. of 1.5 = 250 x 1.5 = 375 lbs.

1 Frame—5'-0" high = 50 lbs.

F. of S. of 1.5 = 50 x 1.5 = 75 lbs.

Total live and *dead load (*1 frame and planking) = 3375 lbs.

Usable load to be carried on 1 frame = 10,000 — 3375 = 6625 lbs.

Additional frames = 6625 ÷ 75 = 85

2. 9'-0" Bent spacing—area carried by 1 Bent = 9' x 5' = 45 sq. ft.

Live Load = 45 sq. ft. x 25 lbs. per sq. ft. = 1125 lbs.

F. of S. of 2.5 = 1125 x 2.5 = 2912 lbs.

Planking 45 sq. ft. x 5 lbs. per sq. ft. = 225 lbs.

F. of S. of 1.5 = 225 x 1.5 = 338 lbs.

1 Frame 5'-0" Height = 50 lbs.

F. of S. of 1.5 = 50 x 1.5 = 75 lbs.

Total live and *dead load (*1 frame and planking) = 3325 lbs.

Usable load to be carried on 1 frame = 10,000 — 3325 = 6675 lbs.

Additional frames = 6675 ÷ 75 = 89

Theoretical Height = 420 feet.

RECOMMENDATION: On the basis of the inspection and test and the data filed by the applicant, the Committee on Test recommends the approval under provisions of C26-178.0 Administrative Building Code and Rule 7.5.18 of the Demolition Rules of the Board, as herein described and constructed in accordance with the description above, for uses as defined in the Demolition Rules of the Board with limitations as to height for definite bent spacing as set forth in the following tables:

1. *Heavy Duty Scaffold:* as defined by Rule 1.24.3 of the

MINUTES

Demolition Rules of the Board:—

Maximum live load—75 lbs. per sq. ft.

Span in ft. between bents

Maximum height above baseplate

7'-0"	6'-0"	5'-0"
60'-0"	80'-0"	100'-0"

2. Medium Duty Scaffold: as defined by Rule 1.24.10 of the Demolition Rules of the Board:—

Maximum live load—50 lbs. per sq. ft.

Span in ft. between bents

Maximum height above baseplate

10'-0"	9'-0"	8'-0"	7'-0"	6'-0"—5'-0"
100'-0"	110'-0"	115'-0"	125'-0"	125'-0"

3. Light Duty Scaffolds as defined by Rule 1.24.7 of the Demolition Rules of the Board:—

Maximum live load—25 lbs. per sq. ft.

Span in ft. between bents—10'-0"

Maximum heights above base plate—125'-0"

The Committee further recommends that additional stages of planking may be used, in accordance with the following condition:

1. Heavy Duty Scaffold: Only one working stage of planking and no additional stages of planking may be used on Heavy Duty Scaffold.

2. Medium Duty Scaffold:

Bent Spacing

10'-0"	9'-0"	8'-0"	7'-0"
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Additional Stages of Planking

0	1	2	4
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3. Light Duty Scaffold:

Bent Spacing 10'-0"

Additional Stages of Planking 8

The live load of 50 lbs. per sq. ft. for the Medium Duty Scaffold and the 25 lbs. per sq. ft. for the Light Duty Scaffold may be applied to one tier or may be divided between various tiers, as allowed, in the same bay.

The Committee further recommends that during the course of erection and all time thereafter, of the scaffold hereby recommended for approval under this report, the scaffold shall be adequately tied to the building every two stories, but not more than 13'-0" vertically and every 28'-0" horizontally.

The Committee further recommends that the frames shall set on suitable sills of minimum size 2 inches by 12 inches but in all cases the owner-manufacturer shall submit his erection plans to the Department of Housing and Buildings so that all the methods of construction outlined in the report and the subsurface conditions conditions may be investigated and checked.

The Committee further recommends that signs shall be conspicuously posted every 50 feet along the planked platform levels showing the allowable live load per square foot permitted on the planking and that all the component parts of the scaffold shall be kept in a perfect state of repair properly painted or otherwise treated to prevent corrosion or decay.

The Committee further recommends that the erection and design of scaffolds, hereby recommended for approval under this report, shall be under the responsible supervision of the owner-manufacturer of the scaffold and that all scaffolds erected under the conditions of this report shall be stamped, marked and labeled as follows:—"Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 510-59-SM".

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

699-59-GR

SUBJECT—General Resolution re—use of adhesives on Acoustical Tile, adoption of.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Adoption of General Resolution as to use of adhesives on acoustical tile.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

WHEREAS, the Board had until prior to 1950, approved the installation of acoustical tile, by means of approved adhesives, for various manufacturers of acoustical tile which were marketed under various trade names and

WHEREAS, those manufacturers who applied for approval of their acoustical tile after 1948 were approved on condition that the tile could be installed only in a suspension system and

WHEREAS, those manufacturers whose acoustical tiles had been approved for adhesive application and who requested an amendment, at a later date, to their original approval, so as to include additional pattern on the face of the tile, additional trade name or other minor considerations had the original resolution amended on a condition that the newer tiles be installed in a suspension system and

Therefore, in lieu of reopening and amending all prior approvals of acoustical tiles to permit the installation of acoustical tile by adhesive means so as to bring all approvals to a standard basis, be it resolved that under the powers granted to the Board under C26-3.0 C26-4.0 and C26-189.0 Administrative Building Code that by the adoption of this general resolution, all acoustical tiles, approved prior to the adoption of this resolution may be installed by means of approved adhesives of a type recommended by the manufacturer provided that the tiles do not weigh more than 13/4 lb. per sq. ft., that the Calendar Number under which the tiles were previously approved be clearly indicated on the carton, that the weight of the individual tile and the recommended approved adhesive also be clearly indicated on the carton and that the installation comply with the requirements of the Fiber Board Rules of the Board except where the Board on specific approvals waived wholly or in part the requirements of said rules.

740-59-SA

APPLICANT—General Electric Company, Major Appliance Division, owner.

APPEARANCES—

For Applicant: William W. Weeks.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 740-59-SA—Amendment to resolution as to additional domestic clothes washers.

General Electric Co., Major Appliance Division, New York, requested that the resolution adopted March 22, 1960, under Calendar Number 740-59-SA be reopened and amended so as to include additional models of combination washer-dryers.

USE: Domestic type combination washer-dryer.

DESCRIPTION: The requested models are basically the

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same as the presently approved models differing only as to cabinet change. The sides and back of the cabinet are separated from the balance of the equipment and in installation the machine is field bolted to the cabinet. There has been no change in the water supply feature.

RECOMMENDED: The Committee on Test recommends that the resolution adopted March 22, 1960, under Calendar Number 740-59-SA be reopened and amended so as to include Models, WD563T, WD564T, WD560V, WD560W, WD561V, WD561W, WD860W, WD861W, WD860V and WD861V of combination washer-dryer on condition that the requirements of the resolution adopted March 22, 1960, under Calendar Number 740-59-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

388-60-SM

APPLICANT—United States Gypsum Company, owner.

APPEARANCES—
For Applicant: William W. Bainbridge.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3
Negative: Vice Chairman Kleinert and Commissioner Fox 2

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

388-60-SM—The United States Gypsum Company requested by letter that the resolution of the Board adopted July 6, 1960, under Calendar Number 388-60-SM and amended at various times be reopened & amended for clarification.

USE: Firecode Fireproofing Plaster is used for the rated fire protection of steel floors, beams, girders, joists and columns.

DESCRIPTIONS: Firecode Fireproofing Plaster composed of mill mixed gypsum plaster containing fire resistive aggregate and bonders has been repeatedly tested and approved under this Calendar Number.

There has been no change in formulation and all bags include the Underwriter's Laboratory label of approval and are under the re-examination service.

RECOMMENDATION: The Committee on Test recommends that for purposes of clarification and in accordance with the approvals of the Board under all similar sprayed fireproofing plasters or sprayed fireproofing fibers, wherein no reference is made to electric header ducts, that the resolution adopted by the Board under Calendar Number 388-60-SM on July 6, 1960 and amended November 1, 1960, February 7, 1961, April 18, 1961 and May 23, 1961 each be reopened & amended to exclude all reference to any thicknesses being required under header ducts and junction boxes beyond the thicknesses specifically approved for the steel floor, panels, providing all the other provisions of the resolution adopted under Calendar Number 388-60-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

659-60-SM

APPLICANT—Facing Tile Institute for Stark Ceramics, Inc., owner.

APPEARANCES—

For Applicant: Robert C. Turner.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 659-60-SM—Amendment to resolution as to additional clay facing tile.

Facing Tile Institute for Stark Ceramics Inc., requested that resolution adopted March 21, 1961, under Calendar Number 659-60-SM be reopened and amended so as to include an additional structural clay facing tile.

USE: A one hour fire resistive partition (non load bearing).

DESCRIPTION: The material is a 2 cell structural clay facing unit— $3\frac{3}{4}$ " deep x $5\frac{1}{16}$ " high x $11\frac{3}{4}$ " long designated as FTI shape 6TCsu heavy duty. The void area constitutes 21.7 sq. inches of the cross-sectional area and included in this area are two rectangular voids $\frac{1}{2}$ " x $3\frac{3}{16}$ " and twelve $\frac{1}{4}$ " diameter holes.

INSPECTION AND TEST: The tile was fire tested at Ohio State University Engineering Experiment Station, Columbus, Ohio, in accordance with the requirements of C26-591.0, C26-592.0 and C26-609.0 Administrative Building Code. The end point of the test was reached at 1 hour and 18 minutes. The panel also successfully met the hose stream requirements. The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted March 21, 1961, under Calendar Number 659-60-SM be reopened and amended so as to include the additional structural clay facing tile known as Stark Ceramics Inc., Structural Clay Facing Tile FTI shape 6TCsu heavy duty for use in New York City as a one hour fire resistive non load bearing partition under the provisions of C26-636.0.C Administrative Building Code on condition that the requirements of the resolution adopted March 21, 1961, under Calendar Number 659-60-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

660-60-SM

APPLICANT—Facing Tile Institute for Metropolitan Brick, Inc., owner.

APPEARANCES—

For Applicant: Robert C. Turner.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

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660-60-SM—Amendment to resolution as to additional clay facing tile.

Facing Tile Institute for Metropolitan Brick Inc., requested that the resolution adopted March 21, 1961, under Calendar Number 660-60-SM be reopened and amended so as to include an additional structural clay facing tile.

USE: A one hour fire resistive partition (non load bearing).

DESCRIPTION: The material is a 2 cell structural clay facing unit— $3\frac{3}{4}$ " deep x $5\frac{1}{16}$ " high x $11\frac{3}{4}$ " long designated as FTI shape 6TCsu heavy duty. The void area constitutes 21.7 sq. inches of the cross-sectional area and included in this area are two rectangular voids $\frac{1}{2}$ " x $3\frac{9}{16}$ " and twelve $\frac{1}{4}$ " diameter holes.

INSPECTION AND TEST: The tile was fire tested at Ohio State University Engineering Experiment Station, Columbus, Ohio, in accordance with the requirements of C26-591.0, C26-592.0 and C26-609.0 Administrative Building Code. The end point of the test was reached at 1 hour and 18 minutes. The panel also successfully met the hose stream requirements. The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted March 21, 1961, under Calendar Number 660-60-SM be reopened and amended so as to include the additional structural clay facing tile known as Metropolitan Brick Inc., Structural Clay Facing Tile FTI shape 6TCsu heavy duty for use in New York City as a one hour fire resistive non-load bearing partition under the provisions of C26-636.0.C Administrative Building Code on condition that the requirements of the resolution adopted March 21, 1961, under Calendar Number 660-60-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

661-60-SM

APPLICANT—Facing Tile Institute for Natco Corporation, owner.

APPEARANCES—

For Applicant: Robert C. Turner.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

WHEREAS, the report of a Committee on Test reads:

661-60-SM—Amendment to resolution as to additional clay facing tile.

Facing Tile Institute for Natco Corporation, requested that the resolution adopted March 21, 1961, under Calendar Number 661-60-SM be reopened and amended so as to include an additional structural clay facing tile.

USE: A one hour fire resistive partition (non load bearing).

DESCRIPTION: The material is a 2 cell structural clay facing unit— $3\frac{3}{4}$ " deep x $5\frac{1}{16}$ " high x $11\frac{3}{4}$ " long designated as FTI shape 6TCsu heavy duty. The void area constitutes 21.7 sq. inches of the cross-sectional area and included in this area are two rectangular voids $\frac{1}{2}$ " x $3\frac{9}{16}$ " and twelve $\frac{1}{4}$ " diameter holes.

INSPECTION AND TEST: The tile was fire tested at Ohio State University Engineering Experiment Station, Columbus, Ohio, in accordance with the requirements of C26-591.0, C26-592.0 and C26-609.0 Administrative Building

Code. The end point of the test was reached at 1 hour and 18 minutes. The panel also successfully met the hose stream requirements. The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted March 21, 1961, under Calendar Number 661-60-SM be reopened and amended so as to include the additional structural clay facing tile known as Natco Corp., Structural Clay Facing Tile FTI shape 6TCsu heavy duty for use in New York City as a one hour fire resistive non load bearing partition under the provisions of C26-636.0.C Administrative Building Code on condition that the requirements of the resolution adopted March 21, 1961, under Calendar Number 661-60-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

734-60-SM

APPLICANT—A. A. Wire Products Company, owner.

APPEARANCES—

For Applicant: Joseph N. Lucas and Theodore T. Toole.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4
Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
734-60-SM—Amendment to resolution as to additional ties.

A. A. Wire Products Company, Chicago, Illinois, requested that the resolution adopted October 31, 1961, under Calendar Number 734-60-SM be reopened and amended so as to include additional ties.

USE: Ties for bonding wythes of masonry walls.

DESCRIPTION: The material known as Blok-Lok is manufactured of knurled rods ranging from .120 diameter to $3/16$ " diameter rods and the cross ties are made from 12 to 9 gauge. The cross ties are welded to the side rods on a maximum of 16" centers and are manufactured with a drip section.

The "Z" bars are manufactured from $3/16$ " or $1/4$ " wire that is either galvanized, 25% copper sheathed or copper hardened zinc wire.

The rectangular ties are manufactured from the same material as the "Z" bars.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted October 31, 1961, under Calendar Number 734-60-SM be reopened and amended so as to include the additional ties as herein described on condition that the requirements of the resolution adopted October 31, 1961, under Calendar Number 734-60-SM are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

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843-60-SA

APPLICANT—General Electric Company, Sales and Distribution Dept., owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

843-60-SA—General Electric Company, Louisville, Kentucky, filed for approval of the appliance known as the G.E. Automatic Washer, various models, under the provisions of the Submerged Inlet Rules of the Board.

USE: Automatic clothes washer.

DESCRIPTION: The appliance is a standard coin operated washing machine having a capacity of 10 to 12 lbs. of dry clothes, depending on the model designation.

The machine is designed for top loading and is so designed that if the lid is raised during any portion of the cycle a brake automatically stops all action and action cannot be resumed until the lid has been closed.

The water supply feature consists of an inlet hose and nozzle. The tip of the hose does not enter directly into the nozzle but the water enters the nozzle through a 2" horizontal air gap. The end of the nozzle is situated 3" above the overflow rim of the tub therefore there is a 3" vertical air gap between the overflow and the water supply inlet.

The weight of the machine is approximately 230 lbs.

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts, and the size and location of the air gap were noted. The application has been approved by the Underwriters Laboratories as to the electrical features of the equipment.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as G.E. Automatic Washer Models, WC474T, WC477T, WC474 and WC477V, the difference for use in New York City under the provisions of C26-191.0 Administrative Building Code and the Submerged Inlet Rules of the Board provided each appliance shall bear a label, permanently affixed, reading, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 843-60-SA". The Committee further recommends that when the machines are installed in batteries, the Plumbing Division of the Department of Buildings shall check as to the requirement as to the size of the waste line.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this appliance in accordance with the above report.

1019-61-SM

APPLICANT—John Sunshine Chemical Company, Incorporated, owner.

APPEARANCES—

For Applicant: John Sunshine.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 1019-61-SM—John Sunshine Chemical Company, Incorporated, owner, filed for approval of the material known as Mitee Wax Setting Bowl Ring for use in New York City under the provisions of Article 15, C26-125.0, Administrative Building Code.

USE: To provide a ring of material impervious to moisture for use with toilet bowls.

DESCRIPTION: The Mitee Wax Setting Bowl Ring material is made of pure microcrystalline wax which does not contain paraffin. Its melting point is approximately 144-155°F and is compressible at 32°F. The ring is for use on short horn bowls. The inside diameter at the top is 3 5/8 inches and 3 1/4 inches at the bottom. The outside diameter at the top is 5 1/2 inches and 6 inches at the bottom. The thickness of the ring is 1 inch.

The material is impervious to moisture.

INSPECTION AND TEST: The data submitted was examined by Assistant Architect T. W. Farricker. This ring meets the requirements of Federal Specification HH-C-5362.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Mitee Wax Setting Bowl Ring for use in New York City for setting toilet bowls when constructed and used in accordance with this report and the provisions of Article 15, C26-125.0 Administrative Building Code, provided that each package or container shall be tagged, stamped or labeled, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1019-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

1134-61-SM

APPLICANT—Splendor Corporation, owner.

APPEARANCES—

For Applicant: Joseph H. Ricke.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 1134-61-SM—Splendor Corporation, owner, New Castle, Indiana, filed for approval of the material known as Splendor doors, Models 22, 33, 44 and 66 for use in New York City under the provisions of Article 11, C26-667.0.5, Administrative Building Code.

USE: Accordion type folding interior door and room partitions.

DESCRIPTION: The doors are of aluminum or steel, folding, accordion type suspended from an extruded aluminum track at the head. There are no guides or tracks at the floor. The metal panels are joined together with a vinyl hinge. Hangers with nylon rollers support each panel in the extruded aluminum track.

There are 4 doors, the Ranch No. 22, Ranch No. 33, Apex No. 44 and Apex No. 66, for different applications.

The Ranch Model No. 22, panel is fabricated of rolled .024 voluted prime steel, 4 1/4 inch wide, with height up to 1-2 feet. The assembled panels are supported by a roller assembly that swivel freely on steel pins which are anchored securely to each and every panel. The hangers with ball

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bearing and nylon rollers travel on an overhead extruded aluminum track. The stacking is 1½ inch per foot of opening plus 3½ inches. The Ranch Model No. 22 has 11 baked enamel color finishes.

The Ranch Model No. 33 is similar to Ranch Model No. 22 except: the panels are rolled .032 voluted aluminum.

The Apex Model No. 44 panels are .056 extruded aluminum, 4¼ inch wide, with height up to 25 feet. The assembled panels are supported by a roller assembly that swivels freely on steel pins which are securely anchored to each and every panel. The hangers with ball bearing and nylon rollers travel on an overhead extruded aluminum track. The stacking is 1½ inch per foot of opening plus 3½ inches. The Apex has 3 anodized and 11 baked enamel Ranch color finishes.

The Apex Model No. 66 is similar to Apex Model No. 44 except: the panels are .076 extruded aluminum, 6½ inch wide, with height up to 30 feet. The panel rollers have nylon tires. The stacking is 1 inch per foot of opening plus 3½ inches.

The vinyl hinges are available in six colors: Brown, Green, Gray, Black, White, Ivory and Maroon.

Continuous sweep strips of vinyl are attached to each panel top and bottom.

The acoustical cornice is installed so that the track is above the ceiling.

On double splen-doors that meet on the same track, a center track stop automatically locates doors at desired stop.

The following accessories are available for use with Splen-doors:

Cornices and channels: The regular cornice, sub-channel and acoustical cornice.

Hardware: Door handles, locks and foot bolts.

Jamb and Meeting Posts: Floating jamb with four nylon rollers, multiple meeting post.

Tracks: Cross over switch, side switch and pivot switch.

All Splen-doors have a lead post and jamb post of extruded aluminum. The jamb is anchored to wall except, when pockets are used for stacking, the floating jamb may be used.

The Splen-doors may be used as electrical or mechanical remotely controlled doors, either singles or pairs.

INSPECTION AND TEST: Details of construction were examined by Assistant Architect T. W. Farricker. Flame resistance test was made at the Armour Research Foundation in accordance with the requirements of the Federal Spec. SS-A-118b and the Splen-doors were fire rated as Class B.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Splen-doors, Models 22, 33, 44 and 66 for use in New York City as herein described and under the provisions of Article 11, C26-667.0.5, Administrative Building Code. The Committee on Test further recommends that the Splen-doors can be used in all classes of construction of 150 feet in height or less in locations wherein a fire resistive door is not required and also as a partition or space divider when the partition is not required to be either an hourly rated or incombustible partition as defined under C26-636.0, Administrative Building Code and that all doors shall bear a label permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1134-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

1208-61-SM

APPLICANT—Nytralite Aggregate Incorporated, owner.
APPEARANCES—

For Applicant: William W. Karl.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.
THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads: 1208-61-SM—Nytralite Aggregate, Incorporated, West Nyack, New York, filed for approval of the material known as Nytralite (lightweight aggregate) under the provisions of C26-178.0.b, C26-10.0, C26-38.0.b.a.c.d.f.g., C26-315.0, C26-361.0, C26-363.0, C26-364.0, C26-365.0, C26-468.0 through C26-509.0, C26-522.0, C26-575.0, C26-620.0 and C26-630.0.

USE: Aggregate used in concrete.

DESCRIPTION: The material Nytralite (lightweight aggregate) is manufactured from shale that is expanded by the rotary kilns.

The raw shale is mined by the open quarry process and is then crushed and graded. The graded material is then fed into a rotary kiln where the temperature is maintained at 2100°F. At this temperature the shale is softened to the point of incipient fusion and a rapid expansion of gases takes place. This results in the formation of small individual non-connecting air cells which are vitreous and chemically inert. After cooling the aggregate is then graded from fine to coarse.

INSPECTION AND TEST: A comprehensive range of tests was determined upon by the Committee on Test. These tests included the following: Compressive strength, unit weight, modulus of elasticity, flexure strength, bond strength and determination of the properties of Nytralite when in flexure and subjected to fire. These tests were conducted on various water-cement ratios so as to give sufficient data to plot all curves necessary to evaluate the properties of Solite as an aggregate for concrete as accepted in general engineering practice.

All steel used for reinforcing conformed to the requirements of ASTM A-15 and A-305.

The complete report of the tests with all graphs are on file with and is part of the record. These tests were conducted at the plant of the applicant and were inspected by William A. Nolan, Director-Committee on Test.

RECOMMENDATION: Since it is the general intention of the applicant to apply for the approval of Nytralite (lightweight aggregate) as an all purpose aggregate for plain concrete average A and B concrete and controlled concrete, the Committee has taken into consideration only those sections of the Code pertaining to those classifications.

On this basis and the tests and the data supplied by the applicant, the Committee on Test, under the provisions of C26-3.0, C26-4.0, C26-189.0 and C26-191.0 Administrative Building Code, draws the following conclusions and recommends as follows insofar as granting approval under the various sections of the Administrative Building Code.

1. Section C26-10.a.b.—The Committee is of the opinion that Nytralite may be classed under the heading of Aggregate.

2. C26-315.0—Aggregate for reinforced concrete. The Committee is of the opinion, that under C26-189-0.C—Nytralite be approved as an aggregate for reinforced concrete as it meets the Standard Specifications for Light Weight Aggregate for Concrete ASTM Designation C331-53 and accordingly recommends approval under C26-315.0.

3. C26-361.0—The Committee recommends the approval of Nytralite as for aggregate plain concrete and (if a mix as described in the discussion of C26-365.0 is used) the Committee further recommends that the allowable working stresses be increased to 25% of the ultimate compressive strength.

4. C26-363.0—The Committee is of the opinion that the allowable working stresses used in the design of reinforced concrete structures may be established under C26-364.0 and C26-365.0 when using Nytralite as an aggregate and accordingly recommends the approval under C26-363.0.

5. C26-364.0—Controlled Concrete Proportions and Al-

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lowable Working Stresses—The Committee is of the opinion that the material Nytralite may be used as an aggregate for controlled concrete and recommends the approval as such.

6. C26-365.0—Average Concrete—Proportions and Allowable Working Stresses. The Committee is of the opinion, that, on the basis of the strength shown in the test and as C26-365.0.b does not prohibit the use of average concrete of different mix proportions provided the working stresses conform to the values as set forth under C26-365.3; Nytralite be recommended as an aggregate for average concrete and whose working stresses shall conform to the Table of Allowable Working Stresses as set forth under C26-365.3.

7. C26-468.0 through C26-509.0 (Reinforced Concrete Construction)—The Committee is of the opinion that Nytralite meets the requirements of C26-468.0 through C26-509.0 and recommends the approval of Nytralite as an aggregate for reinforced concrete.

8. C26-522.0 (Painting of Structural Steel)—The Committee is of the opinion that Nytralite meets the requirements of C26-533.0 as it may be considered as non-corrosive aggregate.

9. C26-522.0—As Nytralite meets the requirements of C26-38.0.b.c.f and g as noted in Paragraphs 5 and 6 above; the Committee is of the opinion that Nytralite meets the requirements of C26-570.0.

10. C26-630.0—The Committee recommends the approval of Nytralite as a top-filling as meeting the requirements of C26-630.0.

11. C26-620.0—The Committee is of the opinion that Nytralite may be used under the provisions of C26-620.0.

And further that the "N" value (Ratio of the Modulus of Elasticity of Steel to the Modulus of Elasticity of Concrete) shall be as follows:

Strength p.s.i.	"N"
1500	18.2
2000	16.7
2500	15.5
3000	14.5
3500	13.6
4000 (Columns only)	12.8

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* material in accordance with the above report.

1812-61-SM

APPLICANT—Thortel Fireproof Fabrics Incorporated, owner.

APPEARANCES—

For Applicant: Richard D. Deacon.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

1812-61-SM—Thortel Fireproof Fabrics Incorporated, New York, N. Y., filed for approval of the material known as Thortel 10RV Pebble and Thortel 15 RV Linen, Drapery Fabric under the provisions of the Flame proofing Rules of the Board.

USE: As drapery or curtain materials.

DESCRIPTION: The Thortel 10RV Pebble and 15RV Linen materials are woven of a flat saran monofilament, Verel a modified acrylic fiber and Rayon novelty yarn.

INSPECTION AND TEST: Samples of the materials were flame tested at the Better Fabrics Testing Bureau.

There was no flashing, after flame or after glow in the samples tested.

The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material Thortel 10RV Pebble and Thortel 15 RV Linen, Drapery Fabric for use in New York City as draperies in places of public assembly on condition that the requirements of the Flameproofing Rules of the Board are complied with and that all cartons in which the materials are marketed shall be marked, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1812-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

88-62-SM

APPLICANT—Bordas Corporation agent, for Cementos Coro, owner.

APPEARANCES—

For Applicant: Joseph T. Wynne.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

88-62-SM—Bordas Corporation agent for Cementos Coro, owner, filed for approval of the material known as Cemento "CORO," Type I, as manufactured at a plant located at Chichirivichi, Venezuela, S. A.

USE: The Cemento "CORO" is a portland cement used in concrete, mortar and concrete products.

DESCRIPTION: The above cement is manufactured by a wet process from the following raw materials:

1. Beach sand containing approximately 92% CaCO_3 ;
2. Clay containing approximately 62% SiO_2 , 18.5-20.5% Al_2O_3 , 7.5-7.9% Fe_2O_3 ;

3. Gypsum containing 78-90% $\text{CaSO}_4 \cdot 2\text{H}_2\text{O}$. Clay slurry and sand are control fed by Allis Chalmer ferris-wheel feeder and Merrick Feedweight. The resultant slurry is eventually fed to the kiln by a constant flow unit synchronized with the rotary speed of the kiln.

Finish grinding is performed in a 3 compartment 1000HP. mill to which clinker and gypsum are fed by two Merrick Feedweights. The entire operation and storage including sand storage is all within enclosed building or under shed roofs. The finished cement is stored in four 1,500 ton silos.

Quality controls are as follows:

1. Raw clay sampling every 4 hours.
2. Clay slurry hourly.
3. Sand every 8 hours.
4. Clay and sand slurry hourly.
5. and 6. Additional slurry tests.
7. Nodules from kiln every 8 hours.
8. Clinker at the end of kiln hourly.
9. Gypsum hourly for 24 hours once a week.
10. Hourly tests of cement mill product.
11. Cement leaving Bagging Sprout hourly samples are taken.

All tests meet minimum requirements of ASTM specifications for Type I cement.

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The above report is prepared from the more complete material which is part of this application and from personal inspection made on March 15 and 16, 1962 by a member of the Board and a member of the staff.

The inspection indicated that the arrangements of controls and tests were substantially as indicated by the applicant.

RECOMMENDATION: On the basis of the inspection and the data filed by the applicant, the Committee on Test recommends the approval of the material known as Cemento "CORO" Type I (Portland Cement), for use in New York City under the provisions of C26-312.0 Administrative Building Code, on condition that the owner shall submit monthly for a period of six months from the date of this resolution and annually thereafter, a certified copy of mill reports certifying that all cement manufactured at the applicants' plants and shipped into New York complied with all requirements of this resolution including ASTM 150-56 specifications.

The Committee further recommends that all bulk shipments of the cements shall be adequately protected, during shipments so as to preclude the possibility of any moisture entering into the spaces in which the cement is stored and all ocean bills of lading shall be stamped "Approved by the Board of Standards & Appeals for use in New York City under Calendar Number 88-62-SM."

(Sgd.) HUGH P. Fox,
Commissioner,
SOLOMON SHEER,
Deputy Director,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

166-62-SM

APPLICANT—Drycon Company, owner.

APPEARANCES—

For Applicant: B. A. Davenport.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

166-62-SM—Drycon Company for B. A. Davenport, Arlington, Virginia, filed for approval of the material known as Drycon Multi-Purpose Admix and/or Lubricon, and/or Mudmix, under the provisions of C26-191.0 Administrative Building Code.

USE: Admixture for concrete; air entraining agent.

DESCRIPTION: The material is a petroleum derivative that is blended with other chemicals. The end result is of a proprietary nature and therefore the Committee has decided to accept the formula, deposited in a sealed envelope, and this envelope has been placed in the Board's safe so that the product may be checked against the formula if ever the need arises.

INSPECTION AND TEST: The applicant has submitted reports of tests conducted by various testing laboratories. The complete reports are on file with and are part of the record. The Committee found the reports satisfactory.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Drycon Multi-Purpose Admix for voluntary use in New York City under the provisions of C26-191.0 Administrative Building Code as a plasticizer and/or air entraining agent for use in concrete and cement mortars, on condition that when used as an air entraining agent it's use shall be governed by the Rules of the Board covering the use of Air Entraining Portland Cements adopted under Calendar Number 64-55-SR.

The Committee further recommends that when the materials is marketed in tank trucks it may be known as Lubricon and when used in cement mortars it may be known as Drycon Mudmix and further all drums or containers in which the material is marketed shall be labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 166-62-SM" and further when the material is marketed in bulk, the bills of lading shall be similarly marked.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

217-62-SM

APPLICANT—Belgian American Mercantile Corporation, Agent, for Dyckerhoff Zementwerke AG, owner.

APPEARANCES—

For Applicant: Robert J. Savage.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

217-62-SM—Belgian American Mercantile Corporation, agent for Dyckerhoff Zementwerke AG, filed for approval of the materials known as Portland Grey Cement, Type I and Type III as manufactured at the plant located at Lengerich-Westphalia, West Germany. The application was filed under the provisions of C26-312 of the Administration Building Code.

USE: Cement used for mortar, concrete and concrete products.

DESCRIPTION—LENGERICH PLANT: The clinker for Type I and Type III cement is manufactured at this plant by both the dry and wet process. The basic limestone quarry is located $\frac{1}{3}$ of a mile from the plant. It is company owned and consists of 86 acres with a life of 100 years. The raw material in the quarry consists of 76% to 90% CaCO_3 , Clay SiO_2 , and 3% to 4% ferrous oxide. It is unnecessary to import other raw materials other than gypsum from the Weser River or iron oxide from Italy. 6000 tons a day is produced from the quarry. The plant produces 1,000,000 tons of clinker a year.

Coal is imported from the Ruhr and oil from foreign countries. The kilns are fired with 50% coal and 50% oil in separate nozzles.

The basic limestone is removed from the quarry by railroad, then put through 2 primary roller type crushers. From there it goes through seven ball mills to be ground for the wet process. After grinding the raw material is introduced to 8 small silos for blending, then to 3 large slurry tanks of 2000 cubic meters each, then it is pumped to four wet kilns for calculation.

In the dry process, the raw material from the primary crushers is sent to 2 raw ball mills for grinding.

After that, the material is placed in 12 blending tanks then to 4 larger tanks for further blending, finally to 2—2000 cubic centimeter mixing tanks. The process here has a pelletizing or granulation tower prior to the introduction of the raw material to the kiln. The clinker from the 4 wet kilns and the 2 dry kilns is stored in huge clinker bins and in 4 clinker tanks for Type III processing. The clinker is then ground with gypsum in 5 large 2-compartment mills. There are 2 special mills for Type III cement. The

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finished cement is stored in silos for delivery.

METHODS OF CONTROL

1—At raw mills, samples every hour for fineness and CaCO_3 .

2—At small blending tanks or silos, every tankful or every 3 hours a sample is taken.

3—Clinker, as sample, is taken every hour for physical tests and litre weight.

4—Finished cement, every hour a sample is taken and tested for soundness, and strength.

Five autoclave expansion tests are made every day.

5—Three times a day, a chemical analysis is made of the clinker samples.

6—A 24-hour composite sample is made for complete analysis of the clinker and finished cement.

INSPECTION AND TEST: The plant of the applicant at Lengerich was inspected by a Committee on Test consisting of Chairman Max H. Foley and Director W. A. Nolan. Samples were taken at the mill by Robert W. Hunt Co., London, England and tested. The results reported by the Chicago office of R. W. Hunt were found to be in compliance with ASTM requirements for Type I and Type III Portland Cement. The laboratory at the plant did not have an ASTM tensile testing machine.

RECOMMENDATION: On the basis of the inspection and the data filed by the applicant, the Committee on Test recommends the approval of the material known as Portland Grey Cement, Type I and Type III, as manufactured at the Lengerich plant of the company for use in New York City, under the provisions of C26-312.0 Administrative Building Code, on condition that the owner shall submit monthly for a period of six months from the date of this resolution and annually thereafter, a certified copy of mill reports certifying that all cement manufactured at the applicant's plants and shipped into New York complied with all requirements of this resolution, including ASTM 150-61 requirements.

Laboratory tests as to tensile strength are to be done at the main Weisbaden laboratory of the company until the plant laboratory meets ASTM requirements.

It is also a recommendation that all bulk shipment of the cement shall be adequately protected during shipment so as to preclude the possibility of any moisture entering into the spaces in which the cement is stored and all ocean bills of lading shall be stamped "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 217-62-SM".

(Sgd.) MAX H. FOLEY,
Chairman,
WILLIAM A. NOLAN,
Director,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

219-62-SM

APPLICANT—Belgian American Mercantile Corporation, agent; for Norddeutsche Portland Cementfabriken AG, owner.

APPEARANCES—

For Applicant: Robert J. Savoye.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative : 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

219-62-SM—Belgian American Mercantile Corporation, agents for Norddeutsche Portland Cementfabriken A. G. Höver, near Hanover, West Germany, filed for approval of the material known as Portland Grey Cement, Type I, under

the provisions of C26-312.0 Administrative Building Code. USE: Cement used for mortar, concrete and concrete products.

DESCRIPTION: The clinker is manufactured by the dry process at this plant. The quarry is in the immediate vicinity of the plant and is composed of 80 acres with a 40 year life. In the quarry, the overburden is about 3 feet deep and the limestone is approximately 50 feet deep. The basic quarry material contains 77% of CaCO_3 , 13% SiO_2 , 3% Al oxide, 1.5% Fe oxide and the miscellaneous materials. The only outside material needed is gypsum which the plant imports from the Harz Mountains in West Germany. They get some coal for fueling the kilns from the U.S.A. and the rest from the Ruhr. 3500 tons a day is mined in the quarry and loaded by shovels into portable crushers at the mining face. Then the raw material is sent to 2 large crushers at the quarry for secondary crushing. After that the raw material is sent by belt conveyor to storage bins and silos. The raw material is ground in 3 rotary raw mills, sent to blending silos, preheated and then introduced to 4 dry kilns. After the clinker is delivered from the kilns, it is ground in 3 mills with gypsum being added in the process. The finished cement is conveyed to storage silos prior to packaging and bulk delivery to trucks and R. R. cars.

METHODS OF CONTROL

1. Quarry sampling is done monthly with complete chemical analysis.

2. At the raw mills every hour, a sample is tested for fineness and CaCO_3 .

3. At entrance to the kiln, every hour, a sample is taken to determine CaCO_3 .

4. The clinker weight per litre is determined by samples taken every hour.

5. Complete chemical and physical analysis of a combined sample of clinker is done every 24 hours.

6. The same analysis is done with the finished cement.

INSPECTION AND TEST: The plant of the applicant at Höver, near Hanover, West Germany, was inspected by a Committee on Test consisting of Chairman Max H. Foley, and Director William A. Nolan. Samples were taken at the mill by Robert W. Hunt of London, England, and tested. The results reported by the Chicago office of R. W. Hunt and were found to be in accordance with ASTM requirements for Type I Portland Cement. The laboratory at the plant did not have an ASTM tensile testing machine.

RECOMMENDATION: On the basis of the inspection and data filed by the applicant, the Committee on Test recommends the approval of the material known as Portland Cement, Type I, as manufactured in the plant at Höver, near Hanover, West Germany, under the provisions of C26-312.0 Administrative Building Code, on condition that the owner shall submit monthly for a period of six months from the date of the resolution and annually thereafter, a certified copy of laboratory reports certifying that all cement manufactured at the applicant's plant and shipped into New York City complied with all requirements of this resolution including ASTM 150-61 Specifications. Laboratory tests as to tensile strength are to be made at the laboratory of the Westphalian Cement Industry at Beckum, West Germany, until the plant laboratory meets ASTM requirements. All bulk shipment of the cement shall be adequately protected during shipment so as to preclude the possibility of any moisture entering into the spaces in which the cement is stored and all ocean bills of lading shall be stamped "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 219-62-SM."

(Sgd.) MAX H. FOLEY
Chairman,
WILLIAM A. NOLAN,
Director,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

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220-62-SM

APPLICANT—Belgian American Mercantile Corporation, agent for Hannoversche Portland Cementfabrik A. G., owner.

APPEARANCES—

For Applicant: Robert J. Savoye.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative :..... 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

220-62-SM—Belgian American Mercantile Corporation, agents for Hannoversche Portland Cementfabrik A. G., of the material known as Portland Grey Cement, Type I, Misburg, near Hanover, West Germany, filed for approval under the provisions of C26-312.0 Administrative Building Code.

USE: Cement used for mortar, concrete and concrete products.

DESCRIPTION: The clinker is manufactured by the dry process at this plant. The quarry is in the immediate vicinity of the plant. The company owns the 125 acres of the quarry and figures a 75 year life. There is practically no overburden and the basic limestone is over 100 feet deep. The quarry material is 77% CaCO_3 , 13% SiO_2 , 3% Al oxide, 1.5% Fe oxide and other miscellaneous materials, no clay, sand, etc. need be hauled from outside quarries for the basic quarry material contains sufficient ingredients for processing. Gypsum is delivered from the Harz Mountains, coal from the Ruhr, oil from foreign sources. 2500 tons a day are mined in the quarry, crushed in the quarry and sent by conveyor belt to a raw material storage area. The material drawn from the storage area is ground in a raw mill then sent to a dryer. The next step is to 6 blending tanks. Then the material goes to pre-heaters before entering the 3 kilns. 2 of the kilns are fired with pulverized coal and oil in the same nozzle (2 parts coal, 1 part oil), and the third is fired with coal only. Clinker resulting from the kilns is stored in a huge bin. When needed, it is removed and ground in 2 three compartment mills, and 2 two compartment mills, gypsum being added in the grinding process. The finished cement is conveyed to storage silos prior to packaging and bulk delivery to trucks and barges.

METHODS OF CONTROL

1. Quarry sampling is done every week with complete chemical analysis.

2. Every hour at the raw mills samples are tested for fineness and CaCO_3 .

3. Every hour the clinker weigh per litre is determined.

4. Complete chemical and physical analysis of a combined sample of clinker is done every 24 hours.

5. Every hour a finished cement sample is taken and tested for fineness, setting and soundness.

A complete chemical and physical analysis of combined cement samples is done every 24 hours.

INSPECTION AND TEST: The plant of the applicant at Misburg, near Hanover, West Germany, was inspected by a Committee on Test consisting of Chairman Max H. Foley and Director William A. Nolan. Samples were taken at the mill by Robert W. Hunt of London, England, and tested. The results reported by the Chicago office of R. W. Hunt were found to be in accordance with ASTM requirements for Type I Portland Cement. The plant laboratory did not have an ASTM type tensile testing machine.

RECOMMENDATION: On the basis of the inspection and data filed by the applicant, the Committee on Test recommends the approval of the material known as Portland Cement, Type I, as manufactured at the plant at Misburg, near Hanover, West Germany, under the provisions of C26-312.0 Administrative Building Code, on condition that the owner shall submit monthly for a period of six months from the date of the resolution and annually thereafter a

certified copy of laboratory reports certifying that all cement manufactured at the applicant's plant and shipped into New York City, complied with all requirements of the resolution including ASTM 150-61 specifications.

Laboratory tests as to tensile strength are to be made at the laboratory of the Westphalian Cement Industry at Beckum, West Germany, until the laboratory at the plant meets ASTM requirements. All bulk shipments of the cement shall be adequately protected during shipment so as to preclude the possibility of any moisture entering into the spaces in which the cement is stored and all ocean bills of lading shall be stamped "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 220-62-SM."

(Sgd.) MAX H. FOLEY

Chairman.

WILLIAM A. NOLAN,

Director.

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

244-62-SM

APPLICANT—Belgian American Mercantile Corporation, agent for Portland Cementfabrik Germania Aktiengesellschaft, owner.

APPEARANCES—

For Applicant: Robert J. Savage.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative :..... 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

244-62-SM—Belgian American Mercantile Corporation, agent for Portland-Cement fabrik Germania, Aktiengesellschaft, Ennigerloh, West Germany, filed for approval of the material known as Portland Grey Cement Type I under the provisions of C26-312.0 Administrative Building Code.

USE: Cement used for mortar, concrete and concrete products.

DESCRIPTION: The clinker is produced by the dry process at this plant. The quarry is located $\frac{1}{2}$ mile from the plant and consists of 400 acres owned by the company with an expected life of 75 years. In the quarry the overburden is 9 feet deep and the limestone about 25 feet deep. After the basic raw material is mined, it is transported to the plant in R.R. cars. The material as mined consists of 74% CaCO_3 , 20% SiO_2 , 10% Ferrous and Aluminum oxides plus miscellaneous ingredients. A high percentage limestone is imported from Warsten, Germany for blending with the raw material. Gypsum is hauled from the Weser River area. Coal is delivered from the Ruhr. No clay or sand is needed from other sources for the quarry material contains enough of these materials. About 2000 tons a day of raw material is sent to the primary crushers from the quarry. From the primary crushers, the material goes to 2 raw grinding mills, then to 3 blending tanks, then to a final blending tank. The material is preheated before introduction into two rotary kilns, one of which has a Fuller cooler and the other a rotary cooler. The coal used for the kiln is ground and dried before use in the kiln. When the clinker is discharged from the kiln and cooled, it is sent to one rough mill, then to 6 other two-stage mills for finishing. Gypsum is added during the grinding process. The finished cement is sent to storage silos for packaging and delivery to trucks and R.R. Cars.

METHODS OF CONTROL

1—At raw mills every 2 hours, samples are taken to test fineness and CaCO_3 .

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2—At the kiln entrance, every 2 hours, a sample is taken to determine CaCO_3 .

3—The clinker weight per litre is determined by samples taken every 2 hours at the kiln discharge.

4—Complete chemical and physical analysis is done every 24 hours on an average daily sample of clinker.

5—Cement fineness, set and SO_3 content tests are made every hour on mill samples.

6—Complete chemical and physical analysis is made every 24 hours on an average daily finished cement sample.

INSPECTION AND TEST: The plant of the applicant at Ennigerloh, West Germany was inspected by a Committee on Test consisting of Chairman Max H. Foley and Director William A. Nolan. Samples were taken at the mill by Robert W. Hunt Co. of London, England and tested. The results reported by the Chicago office of R. W. Hunt Co. were found to be in accordance with ASTM requirements for Type I Portland Cement.

The laboratory at the plant did not have temperature control, autoclave or tensile testing machines, items needed for ASTM testing requirements.

RECOMMENDATION: On the basis of the inspection and data filed by the applicant, The Committee on Test recommends the approval of the material known as Portland Cement Type I as manufactured in the plant at Ennigerloh, West Germany, for use in New York City under the provisions of C26-312.0 Administrative Building Code, on condition that the owner shall submit monthly for a period of six months from the date of the resolution and annually thereafter, a certified copy of laboratory reports certifying that all cement manufactured at the applicant's plant and shipped into New York City complied with all requirements of this resolution including ASTM 150-61 specifications.

All laboratory tests are to be made at the Laboratory of the Westphalian Cement Industry at Beckum, West Germany, until the laboratory at the plant meets ASTM requirements.

All bulk shipments of the cement are to be adequately protected during shipment so as to preclude the possibility of any moisture entering into the spaces in which the cement is stored and all ocean bills of lading shall be stamped "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 244-62-SM."

(Sgd.) MAX H. FOLEY,

Chairman,

WILLIAM A. NOLAN,

Director,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

257-62-SM

APPLICANT—Belgian American Mercantile Corporation, agent, for Teutonia Misburger Portland Grey Cementwerk, Misburg Hann.

APPEARANCES—

For Applicant: Robert J. Savage.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein

Negative 5

..... 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

257-62-SM—Belgian American Mercantile Corporation, agents for Teutonia Misburger Portland Cementwerk at Misburg near Hanover, West Germany, filed for approval of the material known as Portland Grey Cement, Type I, and Type III, under the provisions of C26-312.0 Administrative Building Code.

USE: Cement used for mortar, concrete and concrete products.

DESCRIPTION: The clinker is produced by the dry process at this plant. The quarry is about 300 feet away from the plant, the company owns about 70 acres and figures the life of the quarry at 100 years. There is but little overburden and the basic limestone is over 100 feet deep. The quarry material is 77% CaCO_3 , 13% SiO_2 , 3% Al oxide and 1.5% Fe oxide plus other miscellaneous materials. No clay, sand, or other materials are moved in from outside sources for the basic raw materials contain the necessary mix for processing. Gypsum is delivered from the Harz Mountains. Coal is obtained from the Ruhr.

The quarry produces about 2500 tons per day of mined material. After drilling and blasting, the material is loaded on R. R. cars by a shovel, then sent to a Hammermill crusher within the quarry. A conveyor belt takes the material to a raw mill storage shed. Coal is unloaded at a barge basin, sent by a conveyor belt to a storage bin. It is ground and dried before being used to fire the kilns.

There are 4 kilns fed by raw material that is dried, ground in 3 raw dryers and 4 raw mill grinders. The material for these 4 kilns is blended in silos before being introduced to the kiln.

A fifth kiln called a Humboldt type kiln, receives raw material from the raw storage hall and with a machine attached to the kiln, dries and grinds the raw material, preheating it before introduction to the kiln. The clinker from the five kilns is stored in a huge shed alongside the gypsum storage. When clinker and gypsum are needed they are blended, weighed and ground in 2 three-phase ball mills and 3 two-phase ball mills. There are 2 one-phase ball mills for extra grinding for Type III cement. The finished cement is sent to nearby silos for packaging and delivery to trucks, railroad cars and barges.

METHODS OF CONTROL

1. Quarry sampling is done twice a week with complete chemical analysis.

2. Every hour samples are taken at the raw mills and tested for fineness and CaCO_3 .

3. Every hour the clinker weight per litre is determined.

4. Complete chemical and physical analysis of a combined sample of clinker is done every 24 hours.

5. Every hour a finished cement sample is taken and tested for fineness, setting and soundness.

A complete chemical and physical analysis of combined cement samples is done every 24 hours.

INSPECTION AND TEST: The plant of the applicant at Misburg, near Hanover, West Germany, was inspected by a Committee on Test, consisting of Chairman Max H. Foley and Director William A. Nolan. Samples were taken at the mill by Robert W. Hunt Company of London, England, and tested. The results reported by the Chicago office of R. W. Hunt were found to be in accordance with ASTM requirements for Type I and Type III Portland Cement.

The plant laboratory was well equipped except for a tensile testing machine that is needed for ASTM testing requirements.

RECOMMENDATION: On the basis of the inspection and data filed by the applicant, the Committee on Test recommends the approval of the material known as Portland Cement Type I and Type III as manufactured at the plant at Misburg, near Hanover, West Germany, under the provisions of C26-312.0 Administrative Building Code, on condition that the owner shall submit monthly for a period of six months from the date of the resolution and annually thereafter, a certified copy of laboratory reports certifying that all cements manufactured at the applicant's plant and shipped into New York City complied with all requirements of the resolution including ASTM 150-61 specifications.

Laboratory tests as to tensile strengths are to be done at the Laboratory of the Westphalian Cement Industry at Beckum, West Germany, until the laboratory at the plant meets ASTM requirements. All bulk shipment of cement shall be adequately protected during shipment so as to pre-

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clude the possibility of any moisture entering into the spaces in which the cement is stored and all ocean bills of lading shall be stamped "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 257-62-SM".

(Sgd.) MAX H. FOLEY,
Chairman,
WILLIAM A. NOLAN,
Director,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

259-62-SA

APPLICANT—Morris Kweller for American Permac, Incorporated, owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

259-62-SA—M. Kweller for American Permac, Incorporated, Merrick, N. Y., filed for approval of the appliance known as Permac Dry Cleaning Machine (Coin Operated) Model Permette II under the provisions of the Board's Rules Covering Coin Operated Dry Cleaning Establishments.

USE: Coin operated machines for dry cleaning using perchlorethylene as solvent.

DESCRIPTION: The Permac Model Permette II is a completely automatic dry cleaning unit made with two separate washer baskets assembled into a completely self-contained unit with a single 122 gallon capacity bottom tank with solvent cooler, 2 washer motors, 2 extractor motors, 2 recovery housings with fan motors, 2 lint traps, 2-8 K.W. air heaters, 2 spray jet solvent recovery systems, 2 button traps, 2 water separators, 1 metallic filter, 1 solvent pump, 1-14 K.W. electrically heated solvent still with condenser and 2 sets of automatic controls to operate the washer baskets independently of each other.

A complete cleaning and drying cycle takes approximately 20-22 minutes with a 12 to 15 lb. load. Both baskets are operated and controlled by individual program cylinders whose impulses are executed electrically as well as pneumatically, air supplied at 65 psig. The program cylinders can be exchanged to vary the cycle.

The washing cycle takes place at 34 RPM followed by the extraction cycle at 480 RPM after which the drying cycle is initiated with a start of the fan motor, the spray jet condenser, which recovers solvent, and the thermostatically controlled air heater coil. This cycle continues until the clothes are dry.

Condenser water is to be discharged into a plumbing system approved by the Department of Buildings.

A safety switch mounted on each loading door frame automatically activates the fan whenever the door is opened and further it prevents operating the machine unless the door is closed. Once the machine starts the door remains closed until the full cycle is complete. In case of power failure the door will remain locked in closed position until power is restored and the unit completes the cycle.

INSPECTION AND TEST: The data submitted with the application was examined and it was noted that the washer basket measured 32 inches in diameter and 14 inches deep or 6.50 cubic feet.

RECOMMENDATION: The Committee recommends the approval of the appliance known as Permac Dry Cleaning Machine (Coin Operated) Model Permette II for use in New York City where permitted in the Zoning Resolution and when installed in accordance with the Board's Rules for Coin Operated Dry Cleaning Establishments provided

that each machine bears a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 259-62-SA."

The committee further recommends that on each machine there be displayed its maximum dry load capacity of 18.20 pounds, for each basket and that all electrical installation work conform to the Electrical Code of the City of New York, and that exhaust air flow through the loading door opening shall be at least 100 cubic feet per minute.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

877-61-SM

APPLICANT—Air Wall, Inc., owner.

SUBJECT—Air Wall, approval of.

APPEARANCES—

For Applicant: John A. Wirth.

ACTION OF BOARD—Laid over to June 19, 1962, at 2 P.M. at request of the applicant, to report recent test findings.

910-53-A—Vol. III

APPLICANT—Mortimer E. Freehof for Congregation Ahavath Achim, owner.

SUBJECT—Application for consideration—reopening as Vol. III subject to regular procedure—re Appeal from a decision of the Borough Superintendent; previously granted on condition.

PREMISES AFFECTED—151-153 Woodruff Avenue, north side, 145 feet 7½ inches east of Ocean Avenue, Block 5054, Lot 62, Borough of Brooklyn.

APPEARANCES—

For Applicant: Mortimer E. Freehof.

ACTION OF BOARD—Application reopened as Vol. III subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

533-61-A

APPLICANT—Saul Goldsmith for Welbilt Corporation, owner.

SUBJECT—Application April 25, 1961—Appeal from a decision of the Borough Superintendent re—Spray booth not of approved type.

PREMISES AFFECTED—56-24 Flushing Avenue, south side, 38.19 feet east of 56th Street, Block 2649, Lot 69, Maspeth, Borough of Queens.

APPEARANCES—

For Applicant: Saul Goldsmith and William J. McDonald.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated April 21, 1961, on B.N. Applic. 169-59, reads:

"1. In accordance with information from the Fire Dept. Every Electrostatic Spray Booth is to be approved individually by the Board of the Stds. & Appeals. This application as approved in error, and therefore must be submitted to the Board of St'ds. and Appeals for approval."

and

WHEREAS, the premises was inspected by a committee of

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the Board, and the Committee has recommended granting in accordance with certain conditions.

Resolved, that the decision of the Borough Superintendent, dated April 21, 1961, acting on B.N. Applic. 169-59 Objection No. 1, be and it hereby is modified and that the appeal be and it hereby is *granted on condition* that the installation of spray booths shall be in accordance with drawings filed with this application, dated May 21, 1962, 3 sheets; that exposed steel at the ceiling of the spray room shall be covered with "Asbestospray" 2½" thick; that touch up spray booths shall be replaced with approved type booths, that the conveyor well openings from spray room area to oven at upper deck and between 2nd and 3rd floors at west portion of building shall be protected with perimeter sprinkler deluge curtains; that the conveyor opening between the 2nd and 3rd floors shall be enclosed with a cement block wall and metal deck; and that the building and occupancy shall comply with all laws, rules and regulations applicable.

584-61-A

APPLICANT—J. M. Berlinger for David Morgenstern and Manny E. Duell, owners.

SUBJECT—Application May 3, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 216, and 34, of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—60 West 10th Street, south side, 150 feet 6¼ inches east of 6th Avenue, Block 573, Lot 11, Borough of Manhattan.

APPEARANCES—

For Applicant: J. M. Berlinger.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated March 27, 1961 on Alt. Applic. 2047-60, reads:

"A4—Superintendent's apartment located in cellar at front east of an old Law Tenement, opening on the street and outer court is contrary to Sec. 216 MDL and Sec 34 Sub 6 of MDL."

and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated March 27, 1961, acting on Alt. Applic. 2047-60, Objection No. A4, be and it hereby is *modified* under the powers vested in the Board by Section 310 of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted on condition* that the building shall conform with drawings filed with this application dated May 3, 1961, 5 sheets; that the apartment shall be occupied by the superintendent of the building only; that the entire apartment shall be repainted with light colored paint.

1322-61-A

APPLICANT—Saul Goldsmith, for Simon Holland and Son, Inc., owner.

SUBJECT—Application August 14, 1961—Appeal from a decision of the Borough Superintendent, re paint spraying equipment.

PREMISES AFFECTED—1490-1494 Linden Boulevard, south side, 262 feet, 2 inches east of Rockaway Avenue, Block 3644, Lot 73, Borough of Brooklyn.

APPEARANCES—

For Applicant: Saul Goldsmith.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated August 10, 1961, on Alt. Applic. 1697-61, reads:

"1. Grayco Spray system as propose is not approved by Board of Standards and Appeals (Does not comply with BSA Cal. #394-57-SA).

2. Building is heated by a method which is not in conformity with B.S.A. Spray Rules 1.3.4.

3. Provide sprinklers in Spray area in accordance with B.S.A. Spray Rules 6.3.1. etc.

4. Proposed method of spraying in open area without a booth or room and required ventilation is contrary to Spray Rules."

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated August 10, 1961, acting on Alt. Applic. 1697-61, Objection Nos. 1, 2, 3 and 4, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building and installation conform to drawings filed with this appeal dated March 5, 1962, 3 sheets; on further condition, that two portable foam extinguishers on wheels with a capacity of 40 gallons each shall be kept at all times in the spray space.

1503-61-A

APPLICANT—A. L. Seiden for Peter Augustus Jay and Delancey Kane Jay, owners; A. Blank, Incorporated, long term lessee.

SUBJECT—Application filed September 28, 1961—Appeal from an order and decision of the Fire Commissioner, re—Sprinkler System.

PREMISES AFFECTED—17 Stone Street and 88 Broad Street, northwest corner, Block 11, Lot 26, Borough of Manhattan.

APPEARANCES—

For Applicant: A. L. Seiden.

ACTION OF BOARD—Appeal withdrawn at the request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

187-61-A

APPLICANT—Joseph B. Cooper and Sons Incorporated, lessee for 180 Varick Street Corporation, owner.

SUBJECT—Application February 16, 1961—Appeal from an order of the Fire Commissioner re—exit doors.

PREMISES AFFECTED—180 Varick Street, east side, from King Street to Charlton Street, Block 519, Lots 10, 67, 68 and 70, Borough of Manhattan.

APPEARANCES—

For Applicant: Irving Cooper.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

203-61-A

APPLICANT—Robert Teichman for 48 Stone Street Corporation, owner.

SUBJECT—Application February 23, 1961—Appeal from and order of the Fire Commissioner re sprinkler system.

PREMISES AFFECTED—48 Stone Street, south side, 66 feet 9 inches east of Coenties Alley, 81 Pearl Street, Block 29, Lot 24, Borough of Manhattan.

APPEARANCES—

For Applicant: R. Teichman.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

266-61-A

APPLICANT—Chesebrough Building Company, owner; McClum and Company, Incorporated, lessee.

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SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.
PREMISES AFFECTED—26 Whitehall Street, west side, 50 feet southwest of Bridge Street, Block 9, Lot 53, Borough of Manhattan.

APPEARANCES—

For Applicant: Louis T. Kunkel.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for examination of revised drawings and decision; hearing closed.

271-61-A

APPLICANT—23 Ferry Street Realty Corporation, owner; Delpro Sales Company, Incorporated, lessee.

SUBJECT—Application March 8, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—25 Ferry Street, north side, 24.11 feet east of Jacob Street, Block 104, Lot 11, Borough of Manhattan.

APPEARANCES—

For Applicant: Alfred Lyons.

For Administration: Lieut. John P. Manfredi; Fire Dept.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; applicant to submit statement and copy of letter from the Housing and Re-development Board; hearing closed.

673-61-A

APPLICANT—Charles M. Shapiro for Battle Creek Finishing Corporation, owner.

SUBJECT—Application May 5, 1961—Appeal from a decision of the Fire Commissioner and Borough Superintendent, re—Paint Spray Equipment.

PREMISES AFFECTED—1515 Hart Place, northwest corner of West 15th Street, Block 6997, Lot 136, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for decision; applicant to be notified.

872-61-A

APPLICANT—Charles M. Spindler for Samuel Gottlieb, owner.

SUBJECT—Application June 12, 1961—Appeal from a decision of the Borough Superintendent re—wood frame structures, enlargement, chimney.

PREMISES AFFECTED—92-110 Beach 64th Street, east side, 580 feet south of Larkin Avenue, Block 15935, Lots 1 and 16, Arverne, Borough of Queens.

APPEARANCES—

For Applicant: Charles M. Spindler.

ACTION OF BOARD—Laid over to June 5, 1962, at 2 P.M. at request of the applicant. The case still being discussed in Building Department.

1037-61-A

APPLICANT—Samuel Garnett for Lucy Riccardi Incorporated, owner.

SUBJECT—Application July 5, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 construction—Garage.

PREMISES AFFECTED—89-93 Jane Street, north side, 56 feet 5 inches east of Washington Street, Block 642, Lot 72, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Garnett.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

87-62-A

APPLICANT—Goldberg and Scutaro for Antonio Tocco, owner.

SUBJECT—Application January 23, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—26-12 14th Place, west side, 92.46 feet south of 26th Avenue, Block 901, Lot 89, Astoria, Borough of Queens.

APPEARANCES—

For Applicant: Francis J. Goldberg.

ACTION OF BOARD—Laid over to June 5, 1962, at 2 P.M. for inspection and decision; hearing closed.

100-62-A

APPLICANT—Harold E. Diamond for Valberg Hansen, owner.

SUBJECT—Application January 25, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re building not facing legal street.

PREMISES AFFECTED—82 Seymour Avenue, southeast corner of Richmond Avenue, Block 1061, Lot 39, Granitville, Borough of Richmond.

APPEARANCES—

For Applicant: Harold E. Diamond.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

101-62-A

APPLICANT—Harold E. Diamond for Valborg Hansen, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—76 Seymour Avenue, south side, 59.46 feet east of Richmond Avenue, Block 1061, Lot 41, Granitville, Borough of Richmond.

APPEARANCES—

For Applicant: Harold E. Diamond.

ACTION OF BOARD—Laid over to May 29, 1962, at 2 P.M. for inspection and decision; hearing closed.

231-62-A

APPLICANT—Casale and Nowell for Birch-Wathen School, Incorporated, owner.

SUBJECT—Application March 6, 1962—Appeal from a decision of the Borough Superintendent, re—stairs.

PREMISES AFFECTED—9 East 71st Street, north side, 145 feet west of Madison Avenue, Block 1386, Lot 10, Borough of Manhattan.

APPEARANCES—

For Applicant: B. F. Nowell, Jr., and A. F. Gunther.

ACTION OF BOARD—Laid over to June 5, 1962, at 2 P.M. for inspection and decision; applicant to file copy of agreement with owner of adjoining property and revised drawings; hearing closed.

742-56-BZ

APPLICANT—Herman J. Zawin for Dora Fein and Herman J. Zawin, owners.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired May 2, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a business use district, the erection and maintenance of a gasoline service station, lubricatorium, minor repairs, car washing, office, storage and storage of motor vehicles.

PREMISES AFFECTED—18-22 Avenue B and 200-204 East 2nd Street, northwest corner, Block 398, Lots 36, 37, 38 and 39, Borough of Manhattan.

APPEARANCES—

For Applicant: Herman J. Zawin.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, and Commissioner Becker 3
Negative: Commissioner Fox and Commissioner Klein. 2

THE RESOLUTION—

WHEREAS, this application was granted by the Board on June 11, 1957, on certain conditions; and

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WHEREAS, the resolution was amended on October 15, 1957; and

WHEREAS, time to obtain permits and complete the work was last extended on May 2, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 11, 1957, as *amended* through May 2, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 142/56)

59-58-BZ

APPLICANT—J. G. L. Molloy for 140 East 40th Street Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, to permit in a residence use district, the change in use of an existing twelve (12) story and penthouse building, from multiple dwelling to offices.

PREMISES AFFECTED—140 East 40th Street, south side, 124 feet east of Lexington Avenue, Block 895, Lot 66, Borough of Manhattan.

APPEARANCES—

For Applicant: J. G. L. Molloy.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative : 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on July 8, 1958, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on June 20, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 8, 1958, as *amended* through June 20, 1961 only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained." (Alt 1748/57)

487-59-BZ

APPLICANT—Lama, Proskauer and Prober for Ida Siegel, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7a and 7A of the Zoning Resolution, permitting in a business use district, the rehabilitation of the accessory building and extend the legal gasoline service station so it will have a total frontage of 96 feet, 8 inches on 86th Street and 76 feet on Bay 7th Street; it is also proposed to install seven new 550 gallon buried gasoline tanks for a total of twelve tanks, with curb cuts, show windows, signs and business entrance within 75 feet of a residence use district.

PREMISES AFFECTED—1414-1424 86th Street and 2-10

Bay 7th Street, southwest corner, Block 6357, Lot 33, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative : 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on January 5, 1960, on certain conditions; and

WHEREAS, the resolution was amended on October 25, 1960; and

WHEREAS, time to obtain permits and complete the work was last extended on February 6, 1962; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on January 5, 1960, as *amended* through February 6, 1962, by adding thereto:

"that in the event the owner desires to redesign the front wall of the accessory building, make certain minor changes in arrangement, and construct one four-pump island in lieu of the two two-pump islands heretofore permitted, such changes shall be permitted substantially as shown on revised drawings of proposed conditions marked 'Received April 20, 1962', 2 sheets, including raising the level of the roof as shown, *on condition* that the nearest edge of the curb cut at the west end of the 86th Street frontage shall not be nearer than 200 feet to the present park entrance, and that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Amend to App. 1716/59)

754-59-BZ—Vol. II

APPLICANT—Max Siegel Associates for Park Web Incorporated, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, to permit in a residence use district, the erection of a one (1) story business building for a supermarket, with accessory parking, loading berth and business signs, on a premises located in a residence use district for a term of 21 years.

PREMISES AFFECTED—720 Castle Hill Avenue, southeast corner of Homer Avenue, Block 3613, Lots 32, 36 and 40, Borough of The Bronx.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. II, on March 7, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on March 7, 1961, only insofar as it refers to the planting of trees, so that as *amended* this portion of the resolution shall read:

"that five trees shall be planted along Homer Avenue in accordance with the specifications of the Department of Parks." (N.B. 1608/59)

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184-60-BZ—Vol. II

APPLICANT—Joseph Schafran for Eton Holding Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired May 9, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a term of years, the change in use of the premises, previously granted by the Board for private truck garage, storage and commercial photographers studio, to commercial photographers studios throughout.

PREMISES AFFECTED—415-423 East 54th Street, north side, 244 feet east of 1st Avenue, Block 1366, Lot 11, Borough of Manhattan.

APPEARANCES—

For Applicant: Joseph Schafran.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative : 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 9, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 9, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

“that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained.” (Alt 1602/59)

929-60-BZ

APPLICANT—Carl H. Salminen for Melvin F. Wolfson, owner; Turtle Bay Trading Corporation, lessee.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired May 16, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, to permit in a business and retail use district, the use of more than the permitted 5% of floor area for manufacturing in the retail portion of the plot.

PREMISES AFFECTED—150-11 14th Avenue, north side, 100 feet east of 150th Street, Block 4518, Lot 56, Whitestone, Borough of Queens.

APPEARANCES—

For Applicant: Robert Shaynak.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative : 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 16, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 16, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

“that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained.” (Alt 1602/59)

935-60-BZ

APPLICANT—Burke and Groh for Regina Goodman Price, owner; Michael Kaplan, lessee.

SUBJECT—Application for consideration—reopening for extension of time to obtain Certificate of Occupancy which has expired April 18, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, to permit in a retail and residence use district, the change in use of the first floor of a building, part one-story and part two-story and cellar, from retail store, to factory, for the manufacturing of children's clothing, extending from the retail use, into the residence use portion of the plot.

PREMISES AFFECTED—102-37 Jamaica Avenue, north side, 217.14 feet west of 104th Street, Block 9187, Lot 41, Richmond Hill, Borough of Queens.

APPEARANCES—

For Applicant: Jerrold I. Ehrlich.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative : 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 18, 1961, on certain conditions; and

WHEREAS, the applicant requested a further extension of time to obtain a Certificate of Occupancy.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 18, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

“that in view of the statement by the applicant that all work has been completed, a Certificate of Occupancy shall be obtained within one year from the date of this *amended* resolution.” (Alt. 2080/60)

230-61-BZ

APPLICANT—Leonard F. Rothkrug for Grace Institute, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired May 2, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 19B (e) of the Zoning Resolution, to permit in a retail use, B area district, the omission of the required 18 car garage accessory to a chapel, convent and multiple dwelling proposed to be erected.

PREMISES AFFECTED—1225-1239 Second Avenue, 237-241 East 64th Street, northeast corner, and 248-264 East 65th Street, Block 1419, part of Lots 21 and 28 (tentative Lot 20), Borough of Manhattan.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative : 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 2, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 2, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

“that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and

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that a Certificate of Occupancy shall be obtained." (N. B. 220/60)

425-56-BZ

APPLICANT—Joseph Schafran for B. Crystal and Son, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five (5) motor vehicles.

PREMISES AFFECTED—420-424 West 23rd Street, south side, 199 feet 6 inches west of 9th Avenue, Block 720, Lots 57, 58 and 59, Borough of Manhattan.

APPEARANCES—

For Applicant: Joseph Schafran.

ACTION OF BOARD—Application reopened and set for hearing on June 19, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

545-57-BZ

APPLICANT—Leonard F. Rothkrug for Maria Gitoo, doing business as Joseph Gitto and Sons, owners.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired July 22, 1960—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a residence use C area district, the change in occupancy and extension of a one family dwelling and four car garage to wholesale grocery storage occupying more than the permitted area.

PREMISES AFFECTED—155 Hopkinson Avenue, east side, 25 feet north of Hull Street and 101 Hull Street, north side, 70 feet east of Hopkinson Avenue, Block 1533, Lot 2, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and set for hearing on June 19, 1962 at 10 A.M., to consider extension of time to obtain permits and complete the work, which had expired by limitation, requiring a new decision of the Borough Superintendent, which has been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

1964-61-BZ

APPLICANT—Wickham Terrace Apartments, Incorporated for Kambro Realty Corporation, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Sections 7e and (9B (c)) of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot to provide required off site parking in conjunction with a proposed multiple dwelling.

PREMISES AFFECTED—Northeast corner Bruner Avenue and Burke Avenue, Block 4756, Lots 39 and 49, Borough of The Bronx.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application withdrawn at the request of the applicant; with permission to transfer applicable photographs to Calendar Number 386-62-BZ.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

Adjourned 3:20 P.M.

JAMES P. MULROY, Secretary.

*CORRECTION

That portion of the minutes of the meeting of the Board of Standards and Appeals held on May 15, 1962 as they appeared in Bulletin No. 21, Vol. 47, are hereby corrected to read as follows:

137-62-A

APPLICANT—Paul Gilbert for Oliver W. Holmes, owner.

SUBJECT—Application January 23, 1962—Appeal from a decision of the Borough Superintendent re—storage of liquefied Chlorine, etc.

PREMISES AFFECTED—1507-1565 Albany Avenue, east side, 115 feet south of Farragut Road, Block 5016, Lot 13, Borough of Brooklyn.

APPEARANCES—

For Applicant: Paul D. Gilbert, Philip C. Lindenauer and Oliver W. Holmes.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 22, 1962, as amended May 7, 1962, on B.N. Applic. 2225-61, reads:

"1. Provide a room or compartment of fireproof or fire retarded construction in accordance with C19-95.0 P d3 for storage & use of liquefied chlorine.

2. Proposed installation of 6 liquefied chlorine tanks (150# each) within 50'-0" of a place of public amusement or assembly is contrary to C19-95.0 P (6) of the Administrative Code.

3. Premises subject to previous B & S Calendar #253-37-A."

and

Resolved, that the decision of the Borough Superintendent, dated January 22, 1962 as amended May 7, 1962, acting on B.N. Applic. 2225-61, Objection Nos. 1, 2 and 3, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this appeal dated January 23, 1962, 2 sheets and May 8, 1962, 1 sheet; and that all other laws, rules and regulations applicable shall be complied with.

* Correction: In the decision of the Borough Superintendent portion above, under objection No. 2, the tanks shown as (100# each) are corrected to read (150# each). This as shown on amended decision dated May 7, 1962.

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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps *NOT ACCEPTABLE*.

352.05
NEW

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BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

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No. 23

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NOTICE

The Board has adopted the following procedure in handling Administrative (interpretive) Appeals filed to review decision of the Borough Superintendents on questions involving the legality of administrative interpretation and application of provisions of the new Zoning Resolution:

1. Plans required shall consist of eight copies on paper 8½" x 11" in size, except that where acceptable to the Director, such plans may be of a size which can readily be folded to fit the Board's binders.
2. Such plans need only be sufficient, in the opinion of the Director, as to clearly illustrate the points involved.
3. Date of hearing shall be set as expeditiously as possible, allowing sufficient time for one publication in the Bulletin.
4. Where sufficient number of appeals have been decided on a question, which in the opinion of the Director are applicable to a General Resolution, the Director shall, under a selected calendar number, recommend to the Board, the adoption of a General Resolution.
5. Upon the assignment of a date of hearing on the adoption of a General Resolution, the Director shall notify the Commissioner of Buildings, the Architects Council, and the various architectural and engineers societies; and such other interested parties as he may deem affected by the question involved.
6. At the public hearing on a proposal to adopt a General Resolution the Commissioner of Buildings and any other interested parties may appear or may file briefs setting forth their positions on the matter involved.
7. The Director shall furnish each member of the Board with a copy of his report recommending the adoption of a General Resolution, which report shall include a summary of prior actions by the Board on Administrative (interpretive) Appeals involving the same question.
8. A permanent cumulative subject index shall be maintained by the Director of all such appeals properly indexed so as to be readily referable to the sections of the Zoning Resolution involved.

James P. Mulroy
Secretary of the Board

Effective May 22, 1962

NOTE OUR NEW TELEPHONE NUMBER— WOrth 4-4700 AND EXTENSIONS:

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Director	— 822
Deputy Director	— 826
Secretary	— 823
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433-62-A—F.D.—1062-1070 St. Johns Place, South Side, 200 feet west of Kingston Avenue, Block 1257, Lot 27, Borough of Brooklyn, F.D. Order No. 1091-2, re—sprinkler system.

434-62-A—F.D.—937-945 Flatbush Avenue, northeast corner Snyder Avenue, Block 5103, Lot 1, Borough of Brooklyn, F.D. Order No. 1208-2, re—sprinkler system.

435-62-A—B.B.—6308-6324 7th Avenue and 675-683 64th Street, northwest corner, Block 5802, Lot 57, Borough of Brooklyn, N.B. 2603-62, re—brick not of approved type.

436-62-SA—Westinghouse G.B. Unit Heaters, GB Duct Furnaces, CRU Roof Top Heating and Cooling, (commercial-industrial heating), manufactured by Westinghouse Electric Corp., Appliance.

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438-62-A—B.M.—620 Broadway, east side, 109 feet-37/8 inches north of East Houston Street, Block 522, Lot 4, Borough of Manhattan, F.D. Violation Order No. 389488, re—sprinkler system.

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441-62-SM—Albro Metal Products Corp. Aluminum Windows, manufactured by Albro Metal Products Corporation, Material.

442-62-A—B.R.—181 Muller Avenue, southeast corner Columbus Avenue, Block 1471, Lot 17T, Westerleigh, Borough of Richmond, N.B. 2809-61 re—building not fronting legal street.

443-62-A—B.R.—185 Muller Avenue, east side, 47 feet south of Columbus Avenue, Block 1471, Lot 15 T, Westerleigh, Borough of Richmond, N.B. 2810-61, re—building not facing legal street.

444-62-A—B.R.—189 Muller Avenue, east side, 86 feet south of Columbus Avenue, Block 1471, Lot 13 T, Westerleigh, Borough of Richmond, N.B. 2811-61, re—building not facing legal street.

445-62-SM—Albi 107A Fire Retardant Paint, (fire retarding of existing combustible building materials in existing buildings), manufactured by Albi Manufacturing Co. Inc., Material.

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534-18-A—Vol. III—B.M.—78 Fifth Avenue, west side, 73 feet 11½ inches south of West 14th Street, 4th, 5th and 6th floors, Block 577, Lot 41, Borough of Manhattan, Alt. 1601-61, re—2 means of egress.

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CALENDAR

JUNE 12, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, June 12, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1115-61-BZ—Vol. II

APPLICANT—Charles M. Spindler for Harry Riber, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7e and 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—87 Lenox Road, north side, 90 feet, 7½ inches west of Bedford Avenue, Block 6064, Lot 80, Borough of Brooklyn.

1623-61-BZ

APPLICANT—Haus and Bresin for Emil Landau, owner.

SUBJECT—Application October 27, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the erection of a one and two story factory and garage building with offices and cafeteria, with accessory patron and employee parking and loading and unloading in the open area for a temporary term of twenty years.

PREMISES AFFECTED—2351-2379 Waterbury Avenue, northwest corner of Zerega Avenue, Block 3833, Lots 51, 62 and 67, Borough of The Bronx.

1673-61-BZ

APPLICANT—Leonard F. Rothkrug for Andrew J. J. Ridell, owner.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a non-transient parking lot for parking and storage of more than five motor vehicles (pleasure type only) for a temporary term of ten years in conjunction with the existing 4 car garage.

PREMISES AFFECTED—264 Winthrop Street, south side, 252 feet 6 inches west of Nostrand Avenue, Block 5050, Lot 31, Borough of Brooklyn.

1735-61-BZ

APPLICANT—Frank Randazzo for Alfio Grammatico, owner.

SUBJECT—Application November 20, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the erection of a one story and basement building for use as retail stores with accessory parking.

PREMISES AFFECTED—8701-8703 Flatlands Avenue, 765-775 East 87th Street, northeast corner, Block 8008, Lot 9, Borough of Brooklyn.

1772-61-BZ

APPLICANT—Dominick Salvati and Son for H.N.F. Realty Company, owner.

SUBJECT—Application December 1, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, the reconstruction of an existing gasoline service station with lubrication, non-automatic car wash, office, inspection station, auto repairs with hand tools only and parking of more than five motor vehicles.

PREMISES AFFECTED—139-10 to 139-14 Springfield Boulevard, southwest corner of 139th Avenue, Block 13029, Lot 37, Springfield, Borough of Queens.

1827-61-BZ

APPLICANT—Joseph Schafran for George Lorber, owner.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage

of more than five pleasure type motor vehicles for a temporary term of years.

PREMISES AFFECTED—307 West 46th Street, north side, 125 feet west of 8th Avenue, Block 1037, Lot 27, Borough of Manhattan.

1850-61-BZ

APPLICANT—Max Siegel Associates for Greenpoint Terminal Warehouse Incorporated, owner; Zeckendorf Commodore Auto Park Incorporated, lessee.

SUBJECT—Application November 27, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a "B" area district, the construction of an open parking garage on a lot extending from street to street without the required rear yard.

PREMISES AFFECTED—215 East 43rd Street, north side, 205 feet east of Third Avenue, 212 East 44th Street, Block 1317, Lots 9, 10 and 40, Borough of Manhattan.

1857-61-BZ

APPLICANT—Carl H. Salminen for Joseph LaBarbera, owner.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the change in occupancy from a one family dwelling to a two family dwelling, the existing open terrace encroaches on the required 15 foot setback.

PREMISES AFFECTED—227-50 Murdock Avenue, south side, 160 feet west of Cross Island Parkway, Block 11248, Lot 7, Queens Village, Borough of Queens.

229-49-BZ—Vol. V

APPLICANT—Leonard F. Rothkrug and Herbst and Rusciano for Peter I. Feinberg, owner.

SUBJECT—Application reopened January 23, 1962 as Volume V—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the construction and maintenance of a customers and employees parking lot accessory to the adjoining retail uses for a temporary term of years. (No fee to be charged).

PREMISES AFFECTED—1002-1028 Metcalf Avenue and 1661-1669 Bruckner Boulevard, northeast corner, Block 3721, Lots 1, 8, 10, 14 and 19, Borough of The Bronx.

Laid over from March 20, 1962, to April 10, 1962, for continued hearing; applicant to submit brief as to Board's jurisdiction; then to June 12, 1962 at request of applicant; applicant to submit new drawings and send out new twenty day notices.

1766-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—decision of the Borough Superintendent, under Sections 7e, 9A and 21 of the Zoning Resolution, to permit in a residence use E-1 area Class ½ height district, the erection of a six story and cellar office building with an off street loading berth that exceeds the permitted area coverage, encroaches on the required setback and side yards has excessive floor area and exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—168-14 South Conduit Avenue, southwest corner of 175th Street, Block 13274, Lot 207, Rosedale, Borough of Queens.

Laid over from May 1, 1962, to May 22, 1962, for hearing at the request of an objector; then to June 12, 1962, for continued hearing; applicant may revise drawings.

376-42-BZ—Vol. I

APPLICANT—Edward Handelman for The Heights Company, Inc., owner.

SUBJECT—Application reopened March 27, 1962 for consideration as to extension of term of variance, expired February 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7i of the Zoning Resolution, permitting partly in a business

CALENDAR

use and partly in a residence use district, the conversion of occupancy of part of an existing building to motor vehicle repair shop in conjunction with an existing garage for more than 5 cars.

PREMISES AFFECTED—8-16 Clinton Street, west side 34 feet 5 inches south of Fulton Street, Block 238, Lot 52, Borough of Brooklyn.

Laid over from May 1, 1962, to June 12, 1962, for decision. As to extension of the term of variance pending action by Board of Estimate.

421-50-BZ

APPLICANT—Lama, Proskauer and Prober for Ida Blaer, owner.

SUBJECT—Application reopened May 15, 1962 for consideration as to extension of term of variance, expires July 26, 1965—decision of the Borough Superintendent, previously granted on condition, under Sections 7e, 7f, 7h and 7i of the Zoning Resolution, permitting in a residence and business use district, gasoline service station, lubritorium, auto laundry, motor vehicle repairs and office and permitting the parking and storage of more than five (5) motor vehicles on unbuilt upon portion of lot.

PREMISES AFFECTED—4778-4782 Broadway, east side, 225 feet north of Dyckman Street, Block 2233, Lot 10, Borough of Manhattan.

722-56-BZ

APPLICANT—Marc Joseph for City Builders, Inc., owner.

SUBJECT—Application reopened May 15, 1962 for consideration as to extension of term of variance, expired March 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for more than five (5) motor vehicles.

PREMISES AFFECTED—Northwest corner of Grand Avenue and West 176th Street, Block 2867, Lot 98, Borough of The Bronx.

699-54-BZ

APPLICANT—Henry Nordheim for Annie Tomasso, owner.

SUBJECT—Application reopened May 15, 1962 for consideration as to extension of term of variance, expired May 14, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles on unbuilt upon portion of lot.

PREMISES AFFECTED—2231 Belmont Avenue, west side, 150 feet south of East 183rd Street, Block 3086, Lot 36, Borough of The Bronx.

18-58-BZ

APPLICANT—Patrick D. Concagh for Marie A. Spica, owner.

SUBJECT—Application reopened May 15, 1962 for consideration as to extension of term of variance, expires July 8, 1963—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a business use district, a saw and planing mill.

PREMISES AFFECTED—3308 Edson Avenue, northeast corner of Givan Avenue, Block 4881, Lots 75 and 77, Borough of The Bronx.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

693-29-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for J. P. and H. A. Whelan, owners; Whelan's Garage, Incorporated, lessee.

SUBJECT—Application reopened January 30, 1962 as Volume II—decision of the Borough Superintendent, un-

der Section 7a of the Zoning Resolution, to permit in a retail use district, the extension of the existing uses of storage garage, boiler room and parking lot for more than five motor vehicles to include minor motor vehicle repairs with hand tools only.

PREMISES AFFECTED—3129 Bailey Avenue, west side, 106-04 feet south of west 233rd Street, Block 3267, Lots 35, 36, 50 and 54, Borough of the Bronx.

Hearing closed—Laid over from May 22, 1962, to June 12, 1962, for inspection and decision; applicant to submit statement as to basis of application on a different section of the Zoning Resolution.

1539-61-BZ

APPLICANT—Simeon Heller and George J. Meltzer for William Steinbeck, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7c, 7A and 21 of the Zoning Resolution, to permit in a retail and residence use D and E area district, the erection of a one story and cellar extension to an existing restaurant, bar and cabaret with a dwelling on the second floor, the open area extending into the residence district is to be used for accessory parking and has business entrances and exits within 75 feet of a residence use district.

PREMISES AFFECTED—81-01 to 81-05 Myrtle Avenue, north side, from 81st Street to 82nd Street, 78-45 to 78-59 81st Street, 78-72 to 78-84 82nd Street, Block 3832, Lot 1, Glendale, Borough of Queens.

Hearing closed—Laid over from May 22, 1962 to June 12, 1962, for inspection and decision; applicant to submit revised drawings.

1540-61-A

APPLICANT—Simeon Heller and George J. Meltzer for William Steinbeck, owner.

SUBJECT—Application October 6, 1961—Appeal from a decision of the Borough Superintendent re—frame build, extension, stairs.

PREMISES AFFECTED—81-01 to 81-05 Myrtle Avenue, north side, from 81st Street to 82nd Street, 78-45 to 78-59 81st Street, 78-72 to 78-84 82nd Street, Block 3832, Lot 1, Glendale, Borough of Queens.

1681-61-BZ

APPLICANT—Samuel Garnett for Henderson Mathews, owner; South View Service Station, Incorporated, lessee.

SUBJECT—Application November 13, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, auto repair shop and five car garage the erection of a one story extension to the existing shop building to enclose the existing uses.

PREMISES AFFECTED—29-37 7th Avenue South, east side, 9 feet, 10½ inches north of Bedford Street, Block 586, Lot 45, Borough of Manhattan.

Laid over from May 22, 1962, to June 12, 1962, for applicant to submit more complete drawings.

1789-61-BZ

APPLICANT—Frederick A. Ketcher for Gales Service Station, Incorporated, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7e and 7f of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, office, storage, lubrication, accessory car wash, minor motor vehicle repairs with hand tools only and the parking and storage of more than five motor vehicles with a ground sign for a temporary term of fifteen years.

PREMISES AFFECTED—2307 White Plains Road, west side, 52.6 feet north of Waring Avenue, Block 4426, Lots 50, 52, and 54, Borough of The Bronx.

Hearing closed—Laid over from May 8, 1962, to May 22, 1962, for inspection and decision; then to June 12, 1962 for decision; applicant to submit revised drawings.

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1779-61-BZ

APPLICANT—Lama, Proskauer and Prober for Annac Holding Corporation, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a manufacturing and residence use district the extension of use of lubritorium, storage garage for more than five cars, office, storage and parking for more than five cars (owners' taxis) into a residence use district.

PREMISES AFFECTED—1876-1906 (1882-1888 official) Atlantic Avenue, south side, 100 feet east of Rochester Avenue, 1869-1875 Pacific Street, Block 1338, Lot 17, Borough of Brooklyn.

Hearing closed—Laid over from May 22, 1962, to May 29, 1962, for hearing, at request of attorney for objectors; then to June 12, 1962 for inspection and decision.

262-33-BZ—Vol. II

APPLICANT—Charles M. Spindler for Victor Segal, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, the alteration to the building and the addition of one curb cut to be maintained with the uses of lubrication, auto washing (non-automatic), office, sale of accessories, minor repair with hand tools only, safety inspection station and the parking and storage of motor vehicles.

PREMISES AFFECTED—125-02 Merrick Boulevard, south west corner of 125th Avenue, Block 12526, Lot 122, South Jamaica, Borough of Queens.

Hearing closed—Laid over from May 29, 1962, to June 12, 1962, for inspection and decision.

337-60-BZ—Vol. II

APPLICANT—Charles M. Spindler for Paul Recker, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a local retail and residence use district, the reconstruction of an existing gasoline service station to include the uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles.

PREMISES AFFECTED—6451-6461, 6455 Official, Broadway, west side, 97 feet south of Mosholu Avenue, Block 3421, Lot 2098, Borough of The Bronx.

Hearing closed—Laid over from May 29, 1962 to June 12, 1962, for inspection and decision.

1734-61-BZ

APPLICANT—Arnold Haber for East End Funeral Home Incorporated, owner.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the maintenance of the premises as a parking lot accessory to an existing funeral home.

PREMISES AFFECTED—3135 Carlisle Place, west side, 28.66 feet north of East 211th Street, Block 4660, Lots 36 and 37, Borough of The Bronx.

Hearing closed—Laid over from May 29, 1962, to June 12, 1962, for inspection and decision.

1798-61-BZ

APPLICANT—Associated Architects, H. Hurwit for Anne Oppenheim, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the change of use of premises from sanitorium to storage and offices, stores and one apartment.

PREMISES AFFECTED—1831 Grand Concourse, 146 East 176th Street, southwest corner, Block 2826, Lot 83, Borough of The Bronx.

Hearing closed—Laid over from May 29, 1962, to June 12, 1962, for inspection and decision; applicant to submit statements.

1799-61-A

APPLICANT—Associated Architects, H. Hurwit for Anne Oppenheim, owner.

SUBJECT—Application December 4, 1961—Appeal from a decision of the Borough Superintendent re—live load.

PREMISES AFFECTED—1831 Grand Concourse, 146 East 176th Street, southwest corner, Block 2826, Lot 83, Borough of The Bronx.

1803-61-BZ

APPLICANT—Abraham Grossman for Sara A. Nathanson and Henrietta G. Goldberg, owners.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing 4 story and basement building from dwelling to offices in the basement, first and part of the second floor for a temporary term of fifteen years.

PREMISES AFFECTED—34 East 39th Street, south side, 155 feet west of Park Avenue, Block 868, Lot 47, Borough of Manhattan.

Hearing closed—Laid over from May 29, 1962, to June 12, 1962, for inspection and decision.

1804-61-A

APPLICANT—Abraham Grossman for Sara A. Nathanson and Henrietta G. Goldberg, owner.

SUBJECT—Application December 6, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, commercial use, live load, etc.

PREMISES AFFECTED—34 East 39th Street, south side, 155 feet west of Park Avenue, Block 868, Lot 47, Borough of Manhattan.

1876-61-BZ

APPLICANT—Andrew Di Camillo for Endy Anderson, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a manufacturing use district, the erection of a one story extension to an existing building for use as a factory, the proposed structure exceeds the permitted area coverage.

PREMISES AFFECTED—419-425 89th Street, north side, 207 feet 4½ inches west of 5th Avenue, Block 6065, Lots 43 and 44, Borough of Brooklyn.

Hearing closed—Laid over from May 29, 1962, to June 12, 1962, for inspection and decision.

1130-48-BZ—Vol. III

APPLICANT—Hodges Reavis McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c, 7e and 21 of the Zoning Resolution to permit in a local retail and residence use, G area district at an existing golf driving range and miniature golf course previously granted by the Board, the extension of the uses to include baseball batting cages, restaurant, offices, rest rooms, promenade arcade, open air ice skating rink and accessory patron parking with roof and business signs with 20 feet of a mapped steet, the proposed work includes additional buildings.

PREMISES AFFECTED—231-05 Northern Boulevard, north east corner, of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50 and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34, 105, 111, 1 and 9, Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

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Hearing closed—Laid over from May 1, 1962, to May 15, 1962, for hearing at request of the applicant; then to May 29, 1962, for inspection and decision; then to June 12, 1962, for decision; applicant to submit new plans.

1131-48-A—Vol. II

APPLICANT—Hodges Reavis McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume II—Appeal from a decision of the Borough Superintendent, re—storage building and baseball batting cages in bed of mapped street.

PREMISES AFFECTED—231-05 Northern Boulevard, north east corner of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50, and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34 and 105, 111, 1, 9, Block 8089, Lots 85 and 7, Douglaston. Borough of Queens.

1733-61-BZ

APPLICANT—Arnold Haber for Paul Green, owner; Fashion Management Corp., lessee.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district in an existing 11 story building occupied as store, offices and factory, the change in use of the first floor from retail store to motion picture theatre.

PREMISES AFFECTED—6-8 West 57th Street, south side, 162.6 feet west of Fifth Avenue, Block 1272, Lot 45, Borough of Manhattan.

Laid over from May 1, 1962, to May 15, 1962, for hearing at the request of an objector.

Hearing closed—Laid over from May 15, 1962 to May 29, 1962, for inspection and decision; applicant to submit revised drawings; then to June 12, 1962, for decision; applicant to submit revised drawings, detailed elevation and longitudinal section.

714-59-BZ

APPLICANT—Julian Roth of Emery Roth and Sons for Beekman Town House, Incorporated.

SUBJECT—Reopened and restored to docket February 14, 1962 by order of the Court for further action, re—decision of the Borough Superintendent under Section 7e of the Zoning Resolution, to permit in a local retail and residence use district, the change in use of the present accessory garage of the existing multiple dwelling to allow the surplus parking space for transient parking, previously granted.

PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40 (37-43 incl. and 141), Borough of Manhattan.

Hearing closed—Laid over from May 15, 1962, to May 29, 1962, for inspection and decision; then to June 12, 1962, for decision; applicant to submit statement and corrected drawings.

139-60-A

APPLICANT—Julian Roth of Emery Roth and Sons for Beekman Town House, owner.

SUBJECT—Reopened and restored to docket, February 14, 1962 by order of the Court for further action, re—application filed pursuant to Section 60 of the Multiple Dwelling Law for variation of Section 60, subdivision 1d of the Multiple Dwelling Law re—conversion of multiple dwelling garage to transient garage.

PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40, Borough of Manhattan.

MAX H. FOLEY, *Chairman.*

JUNE 12, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, June 12, 1962 at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1221-61-A

APPLICANT—Robert Horowitz c/o Screen Gems, Incorporated for R. and H. Management Company, owner; Screen Gems Incorporated, lessee.

SUBJECT—Application July 24, 1961—Appeal from an order and a decision of the Fire Commissioner re—storage vaults, ventilation, tag for sprinkler shut off valves, etc. PREMISES AFFECTED—395-401 Park Avenue South, 112 East 28th Street, southeast corner, Block 883, Lot 88, Borough of Manhattan.

541-37-A—Vol. II

APPLICANT—Estate of Moritz Simon for Ainsley Lamps, Incorporated, owner.

SUBJECT—Application reopened January 16, 1962 as Volume II—Appeal from an order of the Fire Commissioner, re—Bars on windows.

PREMISES AFFECTED—1097-1105 Flushing Avenue, northeast corner of Porter Avenue, Block 3015, Lot 1, Borough of Brooklyn.

340-61-A

APPLICANT—A. L. Seiden for Martha Werbach, owner.

SUBJECT—Application March 22, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—119-121 Lafayette Street, 247 Canal Street, northeast corner, Block 208, Lot 1, Borough of Manhattan.

569-58-A—Vol. III

APPLICANT—Crinnion and Crinnion for Wayne Adam Corporation, owner.

SUBJECT—Application reopened April 3, 1962 as Volume III—Appeal from a decision of the Borough Superintendent, re—Exits.

PREMISES AFFECTED—16 East 18th Street, south side, 175 feet, 5 inches west of Broadway, Block 846, Lot 65, Borough of Manhattan.

260-61-A

APPLICANT—Atz Realty Corporation, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—252 Water Street, north side, 57.4 feet west of Peck Slip, Block 98, Lot 4, Borough of Manhattan.

283-61-A

APPLICANT—Roe and Kramer for Carolyn Hirschfeld, owner.

SUBJECT—Application March 9, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—85-89 Beekman Street, northwest corner Cliff Street, Block 94, Lots 29, 30 and 31, Borough of Manhattan.

1383-61-A

APPLICANT—Philip P. Agusta for Yesifta Torah Incorporated, owner.

SUBJECT—Application August 30, 1961—Appeal from a decision of the Borough Superintendent re—Class 3, construction, change in use.

PREMISES AFFECTED—501-505 Bedford Avenue, northeast corner of Taylor Street, Block 2173, Lot 1, Borough of Brooklyn.

102-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—206 Rensselaer Avenue, east side, 360.00 feet north of Jefferson Boulevard, Block 6233, Lot 27, Huguenot, Borough of Richmond.

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103-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—210 Rensselaer Avenue, east side, 320.0 feet north of Jefferson Boulevard, Block 6233, Lot 25, Huguenot, Borough of Richmond.

104-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—214 Rensselaer Avenue, east side, 280.0 feet north of Jefferson Boulevard, Block 6233, Lot 23, Huguenot, Borough of Richmond.

105-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—222 Rensselaer Avenue, east side, 200.0 feet north of Jefferson Boulevard, Block 6233, Lot 18, Huguenot, Borough of Richmond.

106-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—226 Rensselaer Avenue, east side, 160 feet north of Jefferson Boulevard, Block 6233, Lot 17, Huguenot, Borough of Richmond.

107-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—230 Rensselaer Avenue, east side, 120 feet north of Jefferson Boulevard, Block 6233, Lot 15, Huguenot, Borough of Richmond.

108-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—234 Rensselaer Avenue, east side, 80.0 feet north of Jefferson Boulevard, Block 6233, Lot 13, Huguenot, Borough of Richmond.

109-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—236 Rensselaer Avenue, east side, 40.0 feet north of Jefferson Boulevard, Block 6233, Lot 11, Huguenot, Borough of Richmond.

110-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—238 Rensselaer Avenue, northeast corner of Jefferson Boulevard, Block 6233, Lot 7, Huguenot, Borough of Richmond.

111-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—246 Sheldon Avenue, south side, 40.0 feet east of Jefferson Boulevard, Block 6234, Lot 11, Huguenot, Borough of Richmond.

336-62-A

APPLICANT—Max Siegel Associates for Ames Realty Corp., owner.

SUBJECT—Application April 12, 1962—re review of Decision of the Borough Superintendent on zoning matter.

PREMISES AFFECTED—87-45 166th Street, northeast corner of Hillside Avenue, Block 9838, Lot 62, Jamaica, Borough of Queens.

MAX H. FOLEY, *Chairman.*

JUNE 26, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, June 26, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matters:

222-41-BZ—Vol. II

APPLICANT—John E. Paggioli for Edward J. Moore, owner.

SUBJECT—Application reopened November 9, 1960 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the maintenance of a existing stable for 30 horses previously granted by the Board, the term of the previous variance lapsed on July 15, 1952.

PREMISES AFFECTED—918-922 Clove Road, west side, 330 feet south of Empress Avenue, Block 323, Lot 50, Borough of Richmond.

1817-61-BZ

APPLICANT—Morton M. Davis for Sanber Realty Company, Incorporated, owner.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Sections 7f and 21 of the Zoning Resolution, to permit in a business and residence use district, the use of a gasoline service station, lubricatorium, auto wash, auto repairs, office, storage, and parking of motor vehicles.

PREMISES AFFECTED—3110 Westchester Avenue, northeast corner of Willow Lane, Block 4199, Lot 32, Borough of The Bronx.

1818-61-A

APPLICANT—Morton M. Davis for Sanber Realty Company, Incorporated, owner.

SUBJECT—Application December 7, 1961—Filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—3110 Westchester Avenue, northeast corner of Willow Lane, Block 4199, Lot 32, Borough of The Bronx.

1875-61-BZ

APPLICANT—Ingram S. Carner for Rea 217 Corporation, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a retail use district, in conjunction with the erection of a one story and basement building for use as an authorized car agency, the uses of incidental auto repairs, the open area to be used for sales and serv-

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ice of new and used cars and the parking for more than five cars.
PREMISES AFFECTED—217-07 Northern Boulevard, northeast corner of 217th Street, Block 6320, Lots 18 and 30, Bayside, Borough of Queens.

1881-61-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr., for P.B.G. Realty Incorporated, owner.
SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, E area district, the erection of a six story and basement multiple dwelling that exceeds the permitted area coverage and floor area ratio and encroaches on the required setbacks.
PREMISES AFFECTED—761-763 Astor Avenue, 2301-2313 Wallace Avenue, northwest corner, Block 4348, Lots 1 and 4, Borough of The Bronx.

1891-61-BZ

APPLICANT—William J. Calise for 245 East 17th Street, Incorporated, owner; Myer E. Golan, lessee.
SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district in an existing four story basement and cellar building with doctors' offices in the basement and first floor, the change in use of the upper floors from apartments to doctors' offices.
PREMISES AFFECTED—245 East 17th Street, north side, 88 feet west of 2nd Avenue, Block 898, Lot 25, Borough of Manhattan.

1899-61-BZ

APPLICANT—Leonard F. Rothkrug for Henry Payson, owner; The Carriage Club, Incorporated, lessee.
SUBJECT—Application December 8, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district, in an existing five story building occupied as a private club, the extension of the use to include cabaret.
PREMISES AFFECTED—19 East 54th Street, north side, 70 feet west of Madison Avenue, Block 1290, Lot 14, Borough of Manhattan.

198-62-BZ

APPLICANT—New York Telephone Company, owner.
SUBJECT—Application filed February 19, 1962—decision of the Borough Superintendent, under Section 73-11(g) and 73-65 of the Zoning Resolution, to permit in a R-10 and C1-5 within a R-10 district, the 12 story enlargement of an existing telephone exchange building that will exceed the permitted floor area ratio, encroaches on the sky exposure plane and has a fire tower balcony in the required rear yard.
PREMISES AFFECTED—208 East 79th Street, south side, 85 feet east of Third Avenue, Block 1433, Lots 40, 44 and 145, Borough of Manhattan.

384-62-BZ

APPLICANT—Paul Friedman, for The Home for Aged and Infirm Hebrews of New York, owner.
SUBJECT—Application April 30, 1962—decision of the Borough Superintendent, under Sections 72-21, 73-61, 73-64 and 73-65 of the Zoning Resolution, to permit in a R7-2 district, the modification of the bulk regulations to permit a two story extension to an existing community facility building without the required setback and a variance to permit the rights to be retained in the approved application filed prior to December 15, 1961,
PREMISES AFFECTED—120-140 West 106th Street,

south side, 195 feet east of Amsterdam Avenue, Block 1860, Lot 20 (formerly Lots 20, 25, 55, 118 and 119), Borough of Manhattan.

385-62-A

APPLICANT—Paul Friedman, for The Home for Aged and Infirm Hebrews of New York, owner.
SUBJECT—Application April 30, 1962—Review of decision of the Borough Superintendent on matter of zoning; plans filed before December 15, 1961 and conforming to Zoning Resolution.
PREMISES AFFECTED—120-140 West 106th Street, south side, 195 feet east of Amsterdam Avenue, Block 1860, Lot 20 (formerly Lots 20, 25, 55, 118 and 119), Borough of Manhattan.

617-56-BZ

APPLICANT—Frederick A. Ketcher for John A. Moran, owner.
SUBJECT—Application reopened May 29, 1962 for consideration as to extension of term of variance, expired April 9, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a retail and local retail use districts the parking and storage of motor vehicles.
PREMISES AFFECTED—3120 Albany Crescent, east side, 72.7 feet north of West 231st Street, Block 3267, Lot 15, Borough of the Bronx.

1556-61-BZ

APPLICANT—Andrew Di Camillo for Anna Crockett, owner; Tank Bottoms Incorporated, lessee.
SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7i and 21 of the Zoning Resolution, to permit in a residence and retail use district, in an existing two story building occupied as boiler room, nonstorage garage for not more than 20 cars, office and two family dwelling the extension of the uses to include motor vehicle repair shop.
PREMISES AFFECTED—416 Senator Street, south side, 100 feet east of 4th Avenue, Block 5855, Lot 13, Borough of Brooklyn.

Hearing closed—Laid over from March 27, 1962 to April 10, 1962, for inspection and decision; then to June 26, 1962 for decision; applicant states present tenant is to vacate.

1557-61-A

APPLICANT—Andrew Di Camillo for Anna Crockett, owner; Tank Bottoms Incorporated, lessee.
SUBJECT—Application September 22, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, additional use of motor repair shop.
PREMISES AFFECTED—416 Senator Street, south side, 100 feet east of 4th Avenue, Block 5855, Lot 13, Borough of Brooklyn.

1802-61-BZ

APPLICANT—Aaron Halpern for Frank Panuccio, owner.
SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use D area district, the erection of a one story building for use as warehouse, light manufacturing and office with a loading and unloading berth, the proposed building exceeds the area coverage in the business portion of the premises.
PREMISES AFFECTED—75-02 51st Avenue, south side, 84.37 feet west of Jacobus Street, Block 2467, Lot 24, Elmhurst, Borough of Queens.

Hearing closed—Laid over from May 29, 1962, to June 26, 1962, for inspection and decision.

MAX H. FOLEY, *Chairman.*

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JUNE 26, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, June 26, 1962* at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

502-61-A

APPLICANT—Larry Meltzer for Galan Industries Incorporated, owner.

SUBJECT—Application April 10, 1961—Appeal from a decision of the Borough Superintendent re—egress.

PREMISES AFFECTED—50 Bond Street, north side, 131 feet 9 inches west of Bowery, Block 530, Lot 43, Borough of Manhattan.

1385-61-A

APPLICANT—Morris Hannes for Alan Judson, owner.

SUBJECT—Application filed August 25, 1961—Appeal from a decision of the Fire Commissioner, re—Sprinkler System.

PREMISES AFFECTED—251 Church Street, east side, 50 feet north of Leonard Street, 69 Leonard Street, Block 174, Lot 11, Borough of Manhattan.

1622-61-A

APPLICANT—Morris Hannes for Gladys D. Copland, owner; L. & R. Organic Products Company, Incorporated, lessee.

SUBJECT—Application October 27, 1961—Appeal from an order and decision of the Fire Commissioner, re Sprinkler System.

PREMISES AFFECTED—48-50 White Street, north side, 188 feet east of Church Street, Block 193, Lot 10, Borough of Manhattan.

1791-61-A

APPLICANT—Jacob Fisher and Donald D. Fisher for Meyer Memblatt, owner.

SUBJECT—Application November 30, 1961—Appeal from an order and a decision of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—55 Great Jones Street, south side, 100 feet 2 inches west of Bowery, Block 530, Lot 32, Borough of Manhattan.

208-62-A

APPLICANT—James Whitford, Jr. for William J. Walsh, owner.

SUBJECT—Application February 27, 1962—filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—253 St. Andrews Road, north side, 240 feet east of Aultman Avenue, Block 2270, Lot 48, Richmondtown, Borough of Richmond.

209-62-A

APPLICANT—James Whitford, Jr. for William J. Walsh, owner.

SUBJECT—Application February 27, 1962—filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—255 St. Andrews Road, north side, 200 feet east of Aultman Avenue, Block 2270, Lot 50, Richmondtown, Borough of Richmond.

261-62-A

APPLICANT—James Whitford Jr. for Bacci Building Company, Incorporated, owner.

SUBJECT—Application March 20, 1962—filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—91 Nevada Avenue, east side, 911 feet 3 inches north of Rockland Avenue, Block 952, Lot 231, New Dorp, Borough of Richmond.

262-62-A

APPLICANT—James Whitford Jr. for Bacci Building Company, Incorporated, owner.

SUBJECT—Application March 20, 1962—filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—97 Nevada Avenue, east side, 976.89 feet north of Rockland Avenue, Block 952, Lot 234, New Dorp, Borough of Richmond.

263-62-A

APPLICANT—James Whitford Jr. for Bacci Building Company, Incorporated, owner.

SUBJECT—Application March 20, 1962—filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—111 Nevada Avenue, east side, 1032.83 feet north of of Rockland Avenue, Block 952, Lot 238, New Dorp, Borough of Richmond.

264-62-A

APPLICANT—James Whitford Jr. for Bacci Building Company, Incorporated, owner.

SUBJECT—Application March 20, 1962—filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—119 Nevada Avenue, east side, 1108.10 feet north of Rockland Avenue, Block 952, Lot 241, New Dorp, Borough of Richmond.

265-62-A

APPLICANT—James Whitford Jr. for Bacci Building Company, Incorporated, owner.

SUBJECT—Application March 20, 1962—filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—123 Nevada Avenue, east side, 1173.86 feet north of Rockland Avenue, Block 952, Lot 244, New Dorp, Borough of Richmond.

266-62-A

APPLICANT—James Whitford Jr. for Paul Coulbourne, owner.

SUBJECT—Application March 20, 1962—filed pursuant to Section 36 of the General City Law—re Building not fronting on legal street.

PREMISES AFFECTED—38 St. Mary's Avenue, south side, 369.58 feet west of Bay Street, Block 2847, Lot 62, Rosebank, Borough of Richmond.

313-62-A

APPLICANT—Jacob and Donald Fisher for Memlo Realty Corporation, owner.

SUBJECT—Application filed April 4, 1962—Appeal from a decision of the Borough Superintendent, re—Class 3 construction, Commercial use.

PREMISES AFFECTED—43 West 46th Street, north side, 432 feet east of Avenue of the Americas, Block 1262, Lot 17½, Borough of Manhattan.

MAX H. FOLEY, *Chairman*

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REGULAR MEETING

TUESDAY MORNING, MAY 29, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon May 15, 1962, were approved as printed in the Bulletin of May 24, 1962, Vol. 47, No. 21.

262-33-BZ—Vol. II

APPLICANT—Charles M. Spindler for Victor Segal, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, the alteration to the building and the addition of one curb cut to be maintained with the uses of lubrication, auto washing (non-automatic), office, sale of accessories, minor repair with hand tools only, safety inspection station and the parking and storage of motor vehicles.

PREMISES AFFECTED—125-02 Merrick Boulevard, southwest corner of 125th Avenue, Block 12526, Lot 122, South Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Charles M. Spindler.

For Opposition: Mildred Trent.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for inspection and decision; hearing closed.

1130-48-BZ—Vol. III

APPLICANT—Hodges Reavis McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c, 7e and 21 of the Zoning Resolution to permit in a local retail and residence use, G area district at an existing golf driving range and miniature golf course previously granted by the Board, the extension of the uses to include restaurant, offices, rest rooms, open air ice skating rink and accessory patron parking with roof and business signs with 20 feet of a mapped street, the proposed work includes additional buildings.

PREMISES AFFECTED—231-05 Northern Boulevard, northeast corner, of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50 and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34, 105, 111 1 and 9, Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy, J. P. McGrath and Robert Block.

For Opposition: Samuel Bodian for Park Dept. and John T. Wulff.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for decision; applicant to submit new plans; hearing previously closed.

1131-48-A—Vol. II

APPLICANT—Hodges Reavis McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume II—Appeal from a decision of the Borough Superintendent, re storage building and baseball batting cages in bed of mapped street.

PREMISES AFFECTED—231-05 Northern Boulevard, northeast corner of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50, and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34 and 105, 111, 1, 9, Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

APPEARANCES—

For Applicant: John P. McGrath, R. S. Hardy and Robert Block.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for decision; in conjunction with Cal. No. 1130-48-BZ, Vol. III hearing closed.

80-54-BZ—Vol. II

APPLICANT—Irwin Emerman for Dryden Hotel Association, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, B area, Class 1½ height district in an existing 16 story and penthouse multiple dwelling, the increase in the area of the penthouse enlarge the present private dining room, the proposed extension encroaches on the required rear yard and encroaches on the height setback.

PREMISES AFFECTED—148-152 East 39th Street, south side, 100 feet east of Third Avenue, Block 894, Lot 52, Borough of Manhattan.

APPEARANCES—

For Applicant: Irwin Emerman.

For Opposition: None.

ACTION OF BOARD—Laid over to June 5, 1962, at 10 A.M. for decision at the request of the applicant; hearing previously closed.

714-59-BZ

APPLICANT—Julian Roth of Emery Roth and Sons for Beekman Town House, Incorporated.

SUBJECT—Reopened and restored to docket February 14, 1962 by order of the Court for further action, re—decision of the Borough Superintendent under Section 7e of the Zoning Resolution, to permit in a local retail and residence use district, the change in use of the present accessory garage of the existing multiple dwelling to allow the surplus parking space for transient parking, previously granted.

PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40 (37-43 incl. and 141), Borough of Manhattan.

APPEARANCES—

For Applicant: Michael Christon.

For Opposition: None.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for decision; applicant to submit statement and corrected drawings; hearing previously closed.

139-60-A

APPLICANT—Julian Roth of Emory Roth and Sons for Beekman Town House, owner.

SUBJECT—Reopened and restored to docket, February 14, 1962 by order of the Court for further action, re—application filed pursuant to Section 60 of the Multiple Dwelling Law for variation of Section 60, subdivision 1d of the Multiple Dwelling Law re—conversion of multiple dwelling garage to transient garage.

PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40, Borough of Manhattan.

APPEARANCES—

For Applicant: Michael Christon.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for decision; applicant to submit statement; hearing previously closed.

337-60-BZ—Vol. II

APPLICANT—Charles M. Spindler for Paul Recker, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a local retail and residence use district, the reconstruction of an existing gasoline service station to include the uses of lubrication, non-automatic car washing, office, sale of accessories minor repairs with hand tools only, safety in-

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spection station and the parking and storage of motor vehicles.

PREMISES AFFECTED — 6451-6461 (6455 official) Broadway, west side, 97 feet south of Moshola Avenue, Block 3421, Lot 2098, Borough of The Bronx.

APPEARANCES—

For Applicant: Charles M. Spindler.

For Opposition: Samuel Bodian for Park Dept.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for inspection and decision; hearing closed.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, southeast corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to June 5, 1962, at 10 A.M. for decision at the request of the applicant; the applicant is to submit revised drawings; hearing previously closed.

1585-61-BZ

APPLICANT—Charles P. Aquavella, owner.

SUBJECT—Application October 8, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, the change in occupancy of an existing two story building from two family dwelling to a one story building for use as office, storage and manufacturing, auto repairs, body and fender repairs, oxyacetylene welding and auto painting (rear building only).

PREMISES AFFECTED—2402 Dean Street, south side, 121 feet 4 inches east of Stone Avenue, Block 1450, Lot 13 tentative, Borough of Brooklyn.

APPEARANCES—

For Applicant: Michael Badamo and Charles P. Aquavella, M.D.

For Opposition: Leonard E. Yoswein, Adeline and Josephine Maio, Mariano Guccia, Louis Marino, Salvatore Saturno, Peter Manzo and Tony Agnello.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for decision, due to Board's present lack of jurisdiction.

1733-61-BZ

APPLICANT—Arnold Haber for Paul Greem, owner; Fashion Management Corp., lessee.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district in an existing 11 story building occupied as store, offices and factory, the change in use of the first floor from retail store to motion picture theatre.

PREMISES AFFECTED—6-8 West 57th Street, south side, 162.6 feet west of Fifth Avenue, Block 1272, Lot 45, Borough of Manhattan.

APPEARANCES—

For Applicant: Benjamin F. Nolan and Walter S. Socolow.

For Opposition: William P. Clark.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for decision; applicant to submit revised drawings, detailed elevation and longitudinal section; hearing previously closed.

1734-61-BZ

APPLICANT—Arnold Haber for East End Funeral Home Incorporated, owner.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the maintenance of the premises as a parking lot accessory to an existing funeral home.

PREMISES AFFECTED—3135 Carlisle Place, west side, 28.66 feet north of East 211th Street, Block 4660, Lots 36 and 37, Borough of The Bronx.

APPEARANCES—

For Applicant: Benjamin F. Nolan, Victor H. Cinquenani, Nicola Di Benedetto and Angelo Izzillio.

For Opposition: Mary Nicastio, Adele Cucina, Nicola Tomanelli and Catherine Di Stasio.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for inspection and decision; hearing closed.

1760-61-BZ

APPLICANT—William B. Lichtner for Cornaga Investors, Incorporated, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Sections 9A and 21 of the Zoning Resolution, to permit in a residence use, Class 1 height district, the erection of a six story and basement multiple dwelling that exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—23-11 Cornaga Avenue, southeast corner of Nasby Place, Block 15753, Lot 72, Far Rockaway, Borough of Queens.

APPEARANCES—

For Applicant: William B. Lichtner.

For Opposition: None.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for decision; due to Board's present lack of jurisdiction.

1779-61-BZ

APPLICANT—Lama, Proskauer and Prober for Anmac Holding Corporation, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a manufacturing and residence use district the extension of use of lubritorium, storage garage for more than five cars, office, storage and parking for more than five cars (owners' taxi's) into a residence use district.

PREMISES AFFECTED—1876-1906 (1882-1888 official) Atlantic Avenue, south side, 100 feet east of Rochester Avenue, 1869-1875 Pacific Street, Block 1338, Lot 17, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: Louis Glickhouse and Harvey Fox for N. Y. C. Housing Authority, Anne Northington, Louise Franks, Carmela La Porto, Ruby S. Wright, Carrie Freeman, Lillian Vallery, Arthur E. Vallery, Alexander Allen, Ferdinand W. Dent, Joseph Northington and Wilfred H. Kerr.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for inspection and decision; hearing closed.

1794-61-BZ

APPLICANT—Harry Soled for Sam Tanowsky, owner; Terry Douglas and Barney Harper, lessee.

SUBJECT—Application December 5, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and residence use, D and E area district, the extension of building exceeding allowable area coverage for use as an automobile service station including body and fender work, painting and spraying and use of acetylene torch for minor welding.

PREMISES AFFECTED—109-42 Sutphin Boulevard, southwest corner of Glassboro Avenue, Block 11950, Lot 388, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Harry Soled.

For Opposition: None.

ACTION OF BOARD—Laid over to June 5, 1962, at 10

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A.M. for continued hearing at the request of the objector; applicant to submit statement.

1798-61-BZ

APPLICANT—Associated Architects, H. Hurwit for Anne Oppenheim, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the change of use of premises from sanatorium to storage and offices, stores and one apartment.

PREMISES AFFECTED—1831 Grand Concourse, 146 East 176th Street, southwest corner, Block 2826, Lot 83, Borough of The Bronx.

APPEARANCES—

For Applicant: Harry Hurwit and Anne Oppenheim.

For Opposition: None.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for inspection and decision; applicant to submit statements; hearing closed.

1799-61-A

APPLICANT—Associated Architects (H. Hurwit) for Anne Oppenheim, owner.

SUBJECT—Application December 4, 1961—Appeal from a decision of the Borough Superintendent re—live load.

PREMISES AFFECTED—1831 Grand Concourse, 146 East 176th Street, southwest corner, Block 2826, Lot 83, Borough of The Bronx.

APPEARANCES—

For Applicant: Harry Hurwit.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for inspection and decision in conjunction with Cal. No. 1798-61-BZ; hearing closed.

1802-61-BZ

APPLICANT—Aaron Halpern for Frank Panuccio, owner.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use, D area district, the erection of a one story building for use as warehouse, light manufacturing and office with a loading and unloading berth, the proposed building exceeds the area coverage in the business portion of the premises.

PREMISES AFFECTED—75-02 51st Avenue, south side, 84.37 feet west of Jacobus Street, Block 2467, Lot 24, Elmhurst, Borough of Queens.

APPEARANCES—

For Applicant: Aaron Halpern and Anthony J. Panuccio.

For Opposition: David J. Heine, Edward H. Curry, Doris Willenbrock, George J. Regan, Senator Thomas J. Mackell, Mary Butler, Laurence N. Rundie, Anna Kelly, Betty Hehn, Emilie Smith, Marian Rundie, Vera Marshall, Ingerberg Minet, Lee and Rose Mazzarella, Gaetano Benvenuto, Alice B. Blum, Julia Ruggiero, Anna Klempaw, Agnes Tuczko, Mrs. David Heine, Hertha Hoffmann, Olga Burghardt, Emma Zuschann, Anna Dietrich, Mina Goebel, Walter Schulz, Vito Orlando, Carl J. Polowczyk, Erich Nimke, Joseph Beighan, Carmine De Vito and John J. Delaney, Jr.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for inspection and decision; hearing closed.

1803-61-BZ

APPLICANT—Abraham Grossman for Sara A. Nathan-son and Henrietta G. Goldberg, owners.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing 4 story and basement building, from dwelling, to offices in the basement, first and part of the second floor, for a temporary term of fifteen years.

PREMISES AFFECTED—34 East 39th Street, south side, 155 feet west of Park Avenue, Block 868, Lot 47, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman and Sara A. Nathan-son.

For Opposition: None.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for inspection and decision; hearing closed.

1804-61-A

APPLICANT—Abraham Grossman for Sara A. Nathan-son and Henrietta G. Goldberg, owners.

SUBJECT—Application December 6, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, commercial use, live load, etc.

PREMISES AFFECTED—34 East 39th Street, south side, 155 feet west of Park Avenue, Block 868, Lot 47, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for inspection and decision; hearing closed.

1815-61-BZ

APPLICANT—Joseph Mitchell for Abraham Hirschfeld, owner.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, the erection of a four story and cellar building for use as an open type parking garage.

PREMISES AFFECTED—166-172 West 58th Street, south side, 125 feet east of Seventh Avenue, Block 1010, Lots 57, 58, 58½ and 59, Borough of Manhattan.

APPEARANCES—

For Applicant: H. Hirschfeld, Bishop Arthur E. Leighton, George G. Wagner and Joseph Mitchell.

For Opposition: Helen Zola, Philip Lippner, William J. McGowan, Robert Hammerleng, Robert Moses and Harry L. Barshay.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for inspection and decision; hearing closed.

1816-61-A

APPLICANT—Joseph Mitchell for Abraham Hirschfeld, owner.

SUBJECT—Application December 7, 1961—Appeal from a decision of the Borough Superintendent re—opening in rear of building.

PREMISES AFFECTED—166-172 West 58th Street, south side, 125 feet east of Seventh Avenue, Block 1010, Lots 57, 58, 58½ and 59, Borough of Manhattan.

APPEARANCES—

For Applicant: Joseph Mitchell.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for inspection and decision; hearing closed.

1876-61-BZ

APPLICANT—Andrew Di Camillo for Endy Anderson, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a manufacturing use district, the erection of a one story extension to an existing building for use as a factory, the proposed structure exceeds the permitted area coverage.

PREMISES AFFECTED—419-425 89th Street, north side, 207 feet 4½ inches west of 5th Avenue, Block 6065, Lots 43 and 44, Borough of Brooklyn.

APPEARANCES—

For Applicant: Andrew Di Camillo.

For Opposition: None.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for inspection and decision; hearing closed.

828-47-BZ—Vol. II

APPLICANT—Gabriel Nathan for Louis and Blanche Nathan, owners; Mel Chevrolet Sales Corporation, lessee.

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SUBJECT—Application reopened February 6, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and manufacturing use district, the erection of a one story and basement extension to an existing auto sales room and used car lot to the accessory auto repair shop into the manufacturing use district, the proposed extension exceeds the permitted area coverage.

PREMISES AFFECTED—1408-1414 Far Rockaway Boulevard and 1901-1909 Nameoke Avenue, north west corner, and 1405-1407 Augustina Avenue, Block 15536, Lot 15, Far Rockaway, Borough of Queens.

APPEARANCES—

For Applicant: Gabriel Nathan.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 15, 1962 after due notice by publication in the Bulletin; laid over to May 29, 1962 for inspection and decision; applicant to file revised drawing; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated December 6, 1961 acting on Alt. Applic. No. 2513-61, reads:

"1. The extension of an existing repair shop in a business district into a manufacturing district is contrary to Bd. of S. & A. Cal. #828-47-BZ.

2. Proposed building will exceed the permitted area coverage—Art. IV Sec. 14 (c) Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7a and 21, to permit in a business and manufacturing use district, the erection of a one story and basement extension to an existing auto sales room and used car lot to the accessory auto repair shop, into the manufacturing use district, the proposed extension to exceed the permitted area coverage, *on condition* that the work shall conform to drawings filed with this application dated December 8, 1961, 6 sheets and May 21, 1962, 4 sheets revised; on further condition, that the entire extension shall be of class 2 construction; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

633-56-BZ

APPLICANT—De Rose and Cavalieri for Coscia Realty Corp., owner.

SUBJECT—Application reopened May 1, 1962 for consideration as to extension of term of variance, expires July 9, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking of motor vehicles of the pleasure car type.

PREMISES AFFECTED—60-64 East 122nd Street, south side, 183 feet east of Madison Avenue, Block 1747, Lot 65, Borough of Manhattan.

APPEARANCES—

For Applicant: George J. Cavalieri.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on July 9, 1957 this application was granted by the Board on certain conditions; and

WHEREAS, the applicant requested reopening of this application and consideration under Section 11-411 of the Amended Zoning Resolution as to extension of the term of variance, which expires on July 9, 1962; and

WHEREAS, this application was reopened on May 1, 1962, and set for hearing on May 29, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent, photographs and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on May 29, 1962, after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated March 29, 1962, acting on Alt. Applic. 1088-56, reads:

"Proposed use of Public Parking Lot for less than 100 spaces not permitted in a R7-2 District and not as per Cal. 633-1956-BZ of the B. of S. & A. as per Section 11-411 of the Zoning Resolution."

and

WHEREAS, the applicant states that the terms and conditions of the resolution have been complied with, except that two (2) signs are posted in front of the premises in lieu of a single sign; that the additional sign simply indicates the person in charge of the premises and notice to the occupants with respect to damage or missing items; that inasmuch as both signs are part of the fence framing, it is our opinion that they do not create an undesirable condition; that the present zoning district designation of the side is R7-2; and that conditions within the affected area remain substantially as they were when the Board last acted on this application.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 9, 1957, only as to the term of the variance, so that as amended it shall read:

"granted for a term of 5 years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

304-60-BZ—Vol. II

APPLICANT—Lama, Proskauer and Prober for Joseph Angelone, Carmela Russo, and Rose M. Grieco, owners.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district on a plot previously granted by the Board for use as supermarket, storage, office and locker room with accessory parking, the extension in area and the relocation of the building and the loading and unloading area all for a temporary term of twenty-five years.

PREMISES AFFECTED—2214-2244 Stillwell Avenue and 2-22 Bay 46th Street, south west corner and 11-57 27th Avenue, Block 6885, Lot 29, Borough of Brooklyn.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 15, 1962 after due notice by publication in the Bulletin; laid over to May 29, 1962 for inspection and decision; hearing closed; and

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WHEREAS, the decision of the Borough Superintendent, dated December 11, 1961 acting on N.B. Applic. No. 546-60, reads:

"1. The proposed erection and use of premises for supermarket, storage, office, locker rooms & toilets and loading and unloading, parking for patrons and employees cars (no fee to be charged), business signs and business entrances (curb cuts) in a lot located in a Residence Use district are contrary to Art. II Sect. 3 of the Zoning Resolution.

Note: These premises were subject of Board of Standards and Appeals variance under Cal. #304-60-BZ."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7e and 21, to permit in a residence use district, on a plot part of which was previously granted by the Board for use as a supermarket, storage, office and locker room, with accessory parking, the extension in area and the relocation of the building and the loading and unloading area, for a term of twenty-five years, *on condition* that the work shall conform with drawings filed with this application dated December 12, 1961, 9 sheets and March 23, 1962, one sheet; except that there shall be no curb cut on 27th Avenue; and on condition that loading and unloading shall be at the north corner of the building; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy within the requirements of Section 22A of the Zoning Resolution.

1570-61-BZ

APPLICANT—Victor G. Madonia for Joseph Vitulli, owner.

SUBJECT—Application October 13, 1961—decision of the Borough Superintendent, under Section 72-21 of the Zoning Resolution, to permit in a residence use G-1 area district, the erection of a two family dwelling.

PREMISES AFFECTED—45-77 156th Street, east side, 100 feet north of 46th Avenue, Block 5435, Lot 6, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Victor G. Madonia.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application March 13, 1962 after due notice by publication in the Bulletin; laid over to April 10, 1962 at request of the applicant to further consider proper zoning basis for application; hearing to be continued; then to May 15, 1962; applicant to submit five findings under new Zoning Resolution and new decisions from Borough Superintendent; then to May 29, 1962 for applicant to submit basis for findings; and

WHEREAS, the decision of the Borough Superintendent, dated May 10, 1962 acting on N.B. Applic. No. 1786-61, reads:

"1. The proposed two family dwelling in R2 district is contrary to Sec. 22-11 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 72-21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 72-21, to permit in the residence use R-2 district, the erection of a two-family dwelling, *on condition* that the building shall be built in accordance with drawings filed with this application dated May 22, 1962, 4 sheets and October 13, 1961, two sheets; that all laws, rules and regulations applicable shall be complied with and permit shall be obtained, work done and a Certificate of Occupancy obtained within one year from the date of this resolution.

1669-61-BZ

APPLICANT—Morton S. Cahn for Bianca Pinchiaroli, owner.

SUBJECT—Application November 9, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail and residence use district, the maintenance of a parking lot for accessory patron parking in conjunction with the existing restaurant across the street.

PREMISES AFFECTED—168-01 Northern Boulevard, northeast corner of 168th Street, Block 5345, Lot 7, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Morton S. Cahn.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 15, 1962 after due notice by publication in the Bulletin; laid over to May 29, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 24, 1961 acting on Alt. Applic. No. 1905-61, reads:

"1. Proposed accessory parking of patrons' cars only (no fees to be charged) in conjunction with existing restaurant (C.O.137863) on premises located in a local retail district and extending into a residence use district is contrary to Art. II, Sec. 3 & Sec. 4C of the Zoning Resolution.

Note: Restaurant located across street at 167-19 Northern Blvd. n.w.cor. 168 St. (C.O.137863)."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21 to permit in a local retail and residence use district, the maintenance of a parking lot for accessory patron parking in conjunction with the existing restaurant across the street, *on condition* that the work shall conform with drawings filed with this application dated November 9, 1961, 3 sheets and May 15, 1962, 1 sheet additional; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate

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of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1671-61-BZ

APPLICANT—Fred Weinstock for Moe Zimmer, owner.
SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Sections 19A (j) and 21 of the Zoning Resolution, to permit in a business use, D area district, the extension of an existing building to occupy more than the permitted area and with a loading entrance less than 25 feet from the intersection of streets.
PREMISES AFFECTED—9313-9323 Ditmas Avenue, northwest corner of East 94th Street, Block 8111, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Fred Weinstock.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 15, 1962 after due notice by publication in the Bulletin; laid over to May 29, 1962 for inspection and decision; applicant to submit revised plan; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 7, 1961 acting on Alt. Applic. No. 77-61, reads:

"1. The area of the proposed addition plus the area of the existing structure will exceed the permitted percentage coverage in a D area, and is contrary to Art. IV & 14C-c of the Zoning Resolution.

2. The motor vehicle entrance for loading and unloading, located on Ditmas Ave. side is less than 25'-0" from the intersection of street lines, is contrary to PP. 19-A (h-3) of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 19, Subdivision A(j) of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is granted under Sections 19A(j) and 21, to permit in a business use, D area district, the extension of an existing building to occupy more than the permitted area and with a loading entrance less than 25 feet from the intersection of the streets, on condition that the work shall conform with drawings filed with this application dated November 10, 1961, 3 sheets and May 4, 1962, 2 sheets revised; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1742-61-BZ

APPLICANT—Andrew Di Camillo for Lagiba Associates, Incorporated, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot accessory to the owner's printing shop and the use of the excess spaces for non-transient parking for a temporary term of ten years.

PREMISES AFFECTED—21 Douglass Street, north side,

166 feet 6 inches east of Court Street, Block 408, Lots 62 and 63, Borough of Brooklyn.

APPEARANCES—

For Applicant: Andrew Di Camillo.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 15, 1962 after due notice by publication in the Bulletin; laid over to May 29, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 22, 1961 acting on Alt. Applic. No. 3388-61, reads:

"1. Parking & storage of more than 5 motor vehicles in a Residence Use District, is contrary to Article II, Sec. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21, for a term of ten years, to permit in a residence use district, the maintenance of a parking lot accessory to the owner's printing shop and the use of the excess space for non-transient parking, on condition that the work shall conform with drawings filed with this application dated November 28, 1961, 4 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1747-61-BZ

APPLICANT—Julius S. Rapson for Joseph Parrinello, Jr., owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a retail use district, the sale of gas and oil, office, accessories, car washing, parking of more than five motor vehicles and use of a ground sign.

PREMISES AFFECTED—135-08 131st Street, northwest corner of mapped 135th Road, Block 11865, Lots 39, 40 and 41, South Ozone Park, Borough of Queens.

APPEARANCES—

For Applicant: Joseph Parrinello.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 8, 1962 after due notice by publication in the Bulletin; laid over to May 22, 1962 for inspection and decision; hearing closed; then to May 29, 1962 for decision; applicant to submit revised drawings; and

WHEREAS, the decision of the Borough Superintendent, dated November 27, 1961 acting on Alt. Applic. No. 1078-61, reads:

"1. Office, sales of gas & oil & accessories, gasoline service station, repair shop, car washing & parking of

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more than five motor vehicles in open area, in a Retail use district is contrary to Art. II, Sec. 4-A of Z.R.

2. Ground sign in a Retail use district is contrary to Art. II, Sec. 4-A of Z.R."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7a and 21, to permit in a retail use district, the sale of gas and oil, office, accessories, car washing, repair shop, parking of more than five motor vehicles and use of a ground sign, *on condition* that the work shall conform with drawings filed with this application dated November 28, 1961, 1 sheet and May 28, 1962, 3 sheets revised; except that there shall be no large door opening in the south wall of the rehabilitated repair shop; and *on condition* that the owner shall not make any claim against the City if the street grades are changed to the legal grades; that the pumps along 35th Road shall be at least 10 feet from the building line; that the matter of the construction sidewalk, curb, curb cuts shall revert to the Board for review when and if the City raises the street to the legal grades but that this provision shall not prevent the issuance of the Certificate of Occupancy; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1757-61-BZ

APPLICANT—Lama, Proskauer and Prober for Rosario Missale, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Sections 7e and 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for use in conjunction with the hotel on the opposite side of the street for a temporary term of ten years.

PREMISES AFFECTED—140-37 Sanford Avenue, north side, 150 feet west of Union Street, Block 5045, Lot 53, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Alfred A. Lama.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 15, 1962 after due notice by publication in the Bulletin; laid over to May 29, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 28, 1961 acting on Alt. Applic. No. 2537-61, reads:

"1. Proposed parking and storage of motor vehicles for Hotel Sanford at 140-40 Sanford Ave. in a lot located in a Residence Use district is contrary to Art. II Sect. 3 of the Zoning Resolution.

2. Proposed business entrance (curb cut) and business sign in a Residence Use district are contrary to Art. II Sect. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivisions e and h of the Zoning Resolution.

Resolved, that the decision of the Borough Superintendent, dated November 28, 1961, acting on Alt. Applic. 2537-61, Objection Nos. 1 and 2, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1759-61-BZ

APPLICANT—William B. Lichtner for Beth Aron Synagogue, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the erection of a two story and cellar extension to a synagogue that encroaches on the rear yard and exceeds the permitted area coverage.

PREMISES AFFECTED—2261-2269 Bragg Street, east side, 220 feet north of Avenue W, Block 7392, Lot 57, Borough of Brooklyn.

APPEARANCES—

For Applicant: William B. Lichtner.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 15, 1962 after due notice by publication in the Bulletin; laid over to May 29, 1962 for inspection and decision; applicant to submit revised drawings of rear elevation; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 9, 1961 acting on Alt. Applic. 3107-61, reads:

"1. On a lot located in a "D" area district the proposed extension occupies more than the area permitted by Art. IV, Sec. 14 of the Zoning Resolution.

2. In a "D" area Residence Use district the proposed extension requires a rear yard under the provisions of Art. IV, Sec. 14 & 17 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended granting on certain conditions; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21, to permit in a residence use district, the erection of a two-story and cellar extension to a Synagogue that encroaches on the rear yard and exceeds the permitted area coverage, *on condition* that the work shall be done in accordance with drawings filed with this application dated November 30, 1961, 4 sheets and May 22, 1962, 4 sheets revised; that face brick shall be used for all exterior walls and including spandrels; that all laws, rules and regulations applicable shall be complied with; and permit shall be obtained, work done and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1832-61-BZ

APPLICANT—Henry George Greene for Hazard E. Reeves, owner.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail and restricted retail use

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district, the erection of an eight story extension to an existing 5 story and penthouse building that encroaches on the required height setback.

PREMISES AFFECTED—302-304 East 44th Street, south side, 82 feet east of 2nd Avenue, Block 1336, Lots 47 and 49½, Borough of Manhattan.

APPEARANCES—

For Applicant: J. G. L. Molloy.

For Opposition: Leonard Lane.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 15, 1962 after due notice by publication in the Bulletin; laid over to May 29, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 28, 1961 acting on Alt. Applic. 1711-60, reads:

"C4—Proposed new height of bldg. is contrary to Art. III, Section 8(f) Z.R."

and
WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21 of the Zoning Resolution, to permit in a retail and restricted retail use district, the erection of an 8-story extension to an existing 5-story and penthouse building, encroaching on the required height setback, *on condition* that the work shall conform to drawings filed with this application dated December 7, 1961, 20 sheets and May 23, 1962, 2 sheets revised; that all laws, rules and regulations applicable shall be complied with; that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1833-61-A

APPLICANT—Henry George Greene for Hazard E. Reeves, owner.

SUBJECT—Application December 7, 1961—Appeal from a decision of the Borough Superintendent re—fire tower and standpipe system.

PREMISES AFFECTED—302-304 East 44th Street, south side, 82 feet east of 2nd Avenue, Block 1336, Lots 47 and 49½ Borough of Manhattan.

APPEARANCES—

For Applicant: J. G. L. Molloy.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 28, 1961 on Alt. Applic. 1711-60, reads:

"C-5 Provide a Fire Tower as required under C26-293.0 A.C.

C-6 Provide a Standpipe System as required under Art. 17 Sec. C26-1381.0 A.C."

WHEREAS, the applicant states that the proposed building will be 68 feet by 90 feet 5 inches in area, 8 stories, 98 feet 7 inches high, of class 1 construction, located in restricted retail and retail use, B area and class 1½ height district, the

existing portion of the building was built prior to 1925, now used and occupied since August 4, 1958: basement—boiler room, storage and experimental film developing, 3 persons; 1st floor—recording studios, 10 persons; 2nd floor—offices and storage, 10 persons; 3rd floor—sound studios, 30 persons; 4th floor—offices, recording studios, film vault and cutting room, 20 persons; 5th floor—offices and recording studios, 20 persons; 6th floor (penthouse) lounge and offices, 5 persons, substantially in accordance with Certificate of Occupancy #52861 issued October 6, 1960 against Alt. Applic. 1420-52; that the proposed use and occupancy will be: basement, 1st and 2nd floors will be the same, except that 1st and 2nd floors will be 20 persons each floor instead of 10; 3rd floor—offices and sound studios, 40 persons; 4th floor—offices, recording studios, film vault and cutting room, 30 persons; 5th floor—offices and recording studios, 30 persons; 6th floor—lounge and offices, 15 persons; 7th and 8th floors—offices, 20 persons each floor; that an accompanying zoning application contains additional facts about the use of the premises; and

WHEREAS, the applicant states that if the Board permits the extended area as requested in the said zoning application, then the height of this small portion of the combined building is in excess of 75 feet; that this would make it necessary to install a fire tower and a standpipe system, merely because of this small addition; that the new area, as pointed out in the statement of facts submitted with the zoning application, is only 900 square feet gross area per floor and will be serviced by the front stairway carried to the 8th floor; that this stairway would be more than ample to service these two additional stories and would in no way affect the exit facilities of the present building adversely; that since the occupancy will be very light; that the building contains a complete sprinkler and interior fire alarm system; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated November 28, 1961, acting on Alt. Applic. 1711-60, Objection No. C-5, be and it hereby is *modified* and that the appeal be and it hereby is *granted*, that the decision of the Borough Superintendent in regard to Item C-6 is confirmed and this part of the appeal is denied; *on condition* that all of the requirements of the resolution adopted by the Board this day under Calendar Number 1832-61-BZ shall be complied with; and that a Certificate of Occupancy shall be obtained.

Adjourned 2:40 P.M.

JAMES P. MULROY, *Secretary*

REGULAR MEETING

TUESDAY AFTERNOON MAY 29, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

203-61-A

APPLICANT—Robert Teichman for 48 Stone Street Corporation, owner.

SUBJECT—Application February 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—48 Stone Street, south side, 66 feet, 9 inches east of Coenties Alley, 81 Pearl Street, Block 29, Lot 24, Borough of Manhattan.

APPEARANCES—

For Applicant: Robert Teichman.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 24, 1961 on Violation Order No. 483802, reads:

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"1. Provide an approved automatic sprinkler system throughout building.
Chapter C19-161.0 Administrative Code."

and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the order of the Fire Commissioner, dated January 24, 1961, acting on Violation Order #483802, Objection No. 1 be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this application dated February 23, 1961, 2 sheets; that all other laws, rules and regulations applicable shall be complied with.

266-61-A

APPLICANT—Chesebrough Building Company, owner; McClunn and Company, Incorporated, lessee.

SUBJECT—Application February 28, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—26 Whitehall Street, west side, 50 feet southwest of Bridge Street, Block 9, Lot 53, Borough of Manhattan.

APPEARANCES—

For Applicant: L. T. Kunkel.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 24, 1961 on Violation Order No. 487818, reads:

"1. Provide an approved automatic sprinkler system—THROUGHOUT—Building.

Chapter C19-161.0 Administrative Code."

and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the order of the Fire Commissioner, dated January 24, 1961, acting on Violation Order #487818, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this application dated May 9, 1962, 7 sheets and May 21, 1962, 2 sheets; that a complete sprinkler system shall be installed throughout the cellar; and that other laws, rules and regulations applicable shall be complied with.

652-61-A

APPLICANT—Conveyor Exchange Company for Unique Doll and Novelty Company, owner.

SUBJECT—Application May 11, 1961—Appeal from a decision of the Borough Superintendent, re—lifting device.

PREMISES AFFECTED—476 Jefferson Street, southeast corner of Cypress Avenue, Block 3178, Lot 20, Borough of Brooklyn.

APPEARANCES—

For Applicant: Harold Perrine and Jack Tayne.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of Borough Superintendent, dated April 13, 1961 on B.N. Applic. 4299-60, reads:

"1. The proposed installation of the lifting device cannot be approved until an approval is obtained from the Bd. of S. & A. for the use of device under the provisions of C26-191.0."

and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated April 13, 1961, acting on B.N. Applic. 4299/60 Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted*, on condition the work be done in accordance with drawings filed with this application, dated May 11, 1961, two sheets, and March 20, 1962, one sheet; with the *further condition* that the ceiling on the inside of the shaft be covered with two-inch concrete plank resting on the shaft walls which will provide a fireproof protection at the top of the shaft; that all other laws, rules and regulations applicable be complied with.

673-61-A

APPLICANT—Charles M. Shapiro for Battle Creek Finishing Corporation, owner.

SUBJECT—Application May 5, 1961—Appeal from a decision of the Fire Commissioner and Borough Superintendent, re—Paint Spray Equipment.

PREMISES AFFECTED—1515 Hart Place, northwest corner of West 15th Street, Block 6997, Lot 136, Borough of Brooklyn.

APPEARANCES—

For Applicant: Elliot J. Shapiro.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated April 18, 1961 on B.N. Applic. 6340-60, reads:

"1. Proposed electrostatic spray booths are contrary to NYC Board of Standards and Appeals Spray and Dipping Rules. Current policy requires undivided approval by the Board as electrostatic equipment is contrary to Rule 4.5."

and

WHEREAS, the decision of the Fire Commissioner, dated April 12, 1961 reads:

"In reply to your letter requesting permission to install an Ionic Electrostatic Spray Booth, please be advised that we are without authority to grant such approval."

and

WHEREAS, the premises were inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated April 18, 1961, acting on B.N. Applic. 6340-60, Objection No. 1, and the decision of the Fire Commissioner, dated April 12, 1961, be and they hereby are *modified* and that the appeal be and it hereby is *granted on condition* that the work shall conform with drawings filed with this application, dated March 14, 1961, 2 sheets and May 5, 1962, 2 sheets; and that all laws, rules and regulations applicable shall be complied with.

1037-61-A

APPLICANT—Samuel Garnett for Lucy Riccardi Incorporated, owner.

SUBJECT—Application July 5, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 construction—Garage.

PREMISES AFFECTED—89-93 Jane Street, north side, 56 feet 5 inches east of Washington Street, Block 642, Lot 72, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Garnett.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated June 22, 1961 on Alt. Applic. 601-61, reads:

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"6. Garage in a 2 story non-fireproof building contrary to C26-254.0."

and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated June 22, 1961, acting on Alt. Applic. 601-61, Objection No. 6, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this appeal dated July 5, 1961, 12 sheets; that the roof of the extension shall be of Class II construction; and that all other laws, rules and regulations applicable shall be complied with.

1061-61-A

APPLICANT—Saul S. Nevins for Pinnell Realty Corporation, owner.

SUBJECT—Application June 22, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 171, subd. 2d, subd. 2a, subd. 2f, and Section 34, subd. 6, of the Multiple Dwelling Law—re height and bulk.

PREMISES AFFECTED—117 East 71st Street, north side, 140 feet east of Park Avenue, Block 1406, Lots 7 and 8, Borough of Manhattan.

APPEARANCES—

For Applicant: Saul S. Nevins.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated May 26, 1961 on Alt. Applic. 903-60, reads:

"A2—Proposed occupancy of the 2nd, 3rd and 4th stories by 6 families is contrary to Section 171 sub. 2d.

A3—Proposed increase in height of converted dwelling is contrary to Section 171 sub. 2a.

A4—Proposed extension and terrace area, exceeds the maximum 25% coverage permitted under Section 171 sub. 2f.

A5—Proposed use of the cellar for living purposes is contrary to Section 34 sub. 6."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, and the Board has examined the revised drawings and statement submitted by the applicant; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant under the Multiple Dwelling Law or under the Zoning Resolution.

Resolved, that the decision of the Borough Superintendent, dated May 26, 1961, acting on Alt. Application 903-60, objections A2, A3, A4 and A5 be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1432-61-A

APPLICANT—John E. Paggioli for Michael Chaputo, Jr., owner.

SUBJECT—Application September 15, 1961—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—571 Arden Avenue, northeast corner of Sheldon Avenue, Block 5706, Lot 10, Annadale, Borough of Richmond.

APPEARANCES—

For Applicant: John E. Paggioli.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent,

dated August 22, 1961 on N.B. Applic. 656-61, reads:

"1. Street giving access is not included on the official map of the City of New York. Art. 3 Sect. 36 of the General City Law."

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated August 22, 1961, acting on N.B. Applic. 656-61, Objection No. 1 be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law and that the appeal be and it hereby is *granted on condition* the building conform with drawings filed with this application, dated September 14, 1961, four sheets; *on further condition* that sidewalks, curb, curb cut and pavement to the center of the street be constructed in accordance with the standards of the Borough President's Office: that in all other respects this building shall comply with all applicable laws, rules and regulations, and that the Certificate of Occupancy, when issued, shall have this resolution printed on its face.

1554-61-A

APPLICANT—Vito P. Battista for Grazia Sgarlato, owner.

SUBJECT—Application October 10, 1961—Filed pursuant to Section 36 Par. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—250 St. Johns Avenue, southwest corner of Wagner Street, Block 3006, Lot 6, Rosebank, Borough of Richmond.

APPEARANCES—

For Applicant: Vincent Pellerino.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated September 11, 1961 on N.B. Applic. 984-61, reads:

"1. The street giving access to the structure is not duly placed on the official map and no permit can be issued for the erection of any building as per Article 3, paragraph 36 of the General City Law."

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated September 11, 1961, acting on new building application 984-61, Objection No. 1 be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law and that the appeal be and it hereby is *granted on condition* that the building complies with drawings received with this application marked Received October 10, 1961, eight sheets; that sidewalks, curb, curb cut and pavement to the center of the street be constructed in accordance with the standards of the Borough President's Office; that drainage plumbing shown shall be installed so as to pitch towards the future sewer in the street, and be connected temporarily with dry well in the rear; that the building shall comply with all applicable laws, rules and regulations, and that the certificate of occupancy, when issued, shall have this resolution printed on its face.

59-62-A

APPLICANT—Albert Melniker for Robert G. Neylon and Mildred E. Neylon, owners.

SUBJECT—Application January 15, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—43 Watson Avenue, west side,

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137.75 feet north of Pearson Street, Block 2631, Lot 52, Travis, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 21, 1961 on N.B. Applic. 1531-59, reads:

"1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Art. III, Sec. 36 of the General City Law."

and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated December 21, 1961, acting on N.B. Applic. 1531-59, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted*, on condition that the building shall conform with drawings filed with this appeal dated January 15, 1962, 2 sheets; on further condition, that sidewalk, curb, curb cut and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations; and that the Certificate of Occupancy, when issued, shall have this resolution printed on its face.

60-62-A

APPLICANT—Albert Melniker for Philip Steinberg, owner.

SUBJECT—Application January 15, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—15 Gurdon Street, north side, 100 feet west of Woolley Avenue, Block 474, Lot 179, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 27, 1961 on N.B. Applic. 1747-61, reads:

"1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Art. III Sec. 36 of the General City Law."

and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated December 27, 1961, acting on N.B. Applic. 1747-61, Objection Number 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted*, on condition that the building shall conform with drawings filed with this appeal dated January 15, 1962, 2 sheets; on further condition, that sidewalk, curb, curb cut and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations; and that the Certificate of Occupancy, when issued, shall have this resolution printed on its face.

61-62-A

APPLICANT—Albert Melniker for Philip Steinberg, owner.

SUBJECT—Application January 15, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—19 Gurdon Street, north side, 147 feet west of Woolley Avenue, Block 474, Lot 181, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 27, 1961 on N.B. Applic. 1748-61, reads:

"1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Art. III Sec. 36 of the General City Law."

and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated December 27, 1961, acting on N.B. Applic. 1748-61, Objection Number 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted*, on condition that the building shall conform with drawings filed with this appeal dated January 15, 1962, 2 sheets; on further condition, that sidewalk, curb, curb cut and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations; and that the Certificate of Occupancy, when issued, shall have this resolution printed on its face.

64-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—18 Dora Street, south side, 154.09 feet west of Woolley Avenue, Block 472, Lot 48, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 18, 1962 on N.B. Applic. 311-61, reads:

"1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Art. III Sec. 36 of the General City Law."

and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 18, 1962, acting on N.B. Applic. 311-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted*, on condition that the building shall conform with drawings filed with this appeal dated January 17, 1962, 2 sheets; on further condition,

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that sidewalk, curb, curb cut and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations; and that the Certificate of Occupancy, when issued, shall have this resolution printed on its face.

65-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—22 Dora Street, south side, 198.09 feet west of Woolley Avenue, Block 472, Lot 46, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 15, 1962 on N.B. Applic. 312-61, reads:

"1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Art. III Sec. 36 of the General City Law."

and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 15, 1962, N.B. Applic. 312-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted, on condition* that the building shall conform with drawings filed with this appeal dated January 17, 1962, 2 sheets; *on further condition*, that sidewalk, curb, curb cut and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations; and that the Certificate of Occupancy, when issued, shall have this resolution printed on its face.

66-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—32 Dora Street, south side, 286.09 feet west of Woolley Avenue, Block 472, Lot 42, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 15, 1962 on N.B. Applic. 313-61, reads:

"1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Art. III Sec. 36 of the General City Law."

and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent,

dated January 15, 1962, N.B. Applic. 313-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted, on condition* that the building shall conform with drawings filed with this appeal dated January 17, 1962, 2 sheets; *on further condition*, that sidewalk, curb, curb cut and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations; and that the Certificate of Occupancy, when issued, shall have this resolution printed on its face.

67-62-A

APPLICANT—Albert Melniker for Perosi Homes, Incorporated, owner.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—36 Dora Street, south side, 328.09 feet west of Woolley Avenue, Block 472, Lot 40, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 15, 1962 on N.B. Applic. 314-61, reads:

"1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Art. III Sec. 36 of the General City Law."

and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 15, 1962, acting on N.B. Applic. 314-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted, on condition* that the building shall conform with drawings filed with this appeal dated January 17, 1962, 2 sheets; *on further condition*, that sidewalk, curb, curb cut and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations; and that the Certificate of Occupancy, when issued, shall have this resolution printed on its face.

68-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—121 Glascoe Avenue, southeast corner of Leonard Avenue, Block 1462, Lot 15, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 21, 1961 on N.B. Applic. 1690-61, reads:

"1. The application for the above dwelling to be lo-

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cated on a street that is not final mapped is contrary to Art. III, Sec. 36 of the General City Law.”

and
WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated December 21, 1961, on N.B. Applic. 1690-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated January 17, 1962, 2 sheets; that sidewalk, curbing, curb cut and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

69-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—125 Glascoe Avenue, east side, 49 feet south of Leonard Avenue, Block 1462, Lot 14, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 21, 1961 on N.B. Applic. 1691-61, reads:

“1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Art. III, Sec. 36 of the General City Law.”

and

WHEREAS, the premises was inspected by a committee of the Board which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated December 21, 1962, on N.B. Applic. 1691-61, Objection Number 1, and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and the appeal be and it hereby is *granted on condition* that work shall be done in accordance with drawings filed with this application dated January 17, 1962, 2 sheets; that the sidewalk, curbing, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

70-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—127 Glascoe Avenue, east side, 73 feet south of Leonard Avenue, Block 1462, Lot 12, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE:

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 21, 1961 on N.B. Applic. 1692-61, reads:

“1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Art. III, Sec. 36 of the General City Law.”

and

WHEREAS, the premises was inspected by a committee of the Board which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated December 21, 1961, on N.B. Applic. 1692-61, Objection Number 1, and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and the appeal be and it hereby is *granted on condition* that work shall be done in accordance with drawings filed with this application dated January 17, 1962, 2 sheets; that the sidewalk, curbing, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

71-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg d/b/as Steinberg Brothers, owners.

SUBJECT—Application January 17, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—129 Glascoe Avenue, east side, 97 feet south of Leonard Avenue, Block 1462, Lot 11, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melnickier.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 21, 1961 on N.B. Applic. 1693-61, reads:

“1. The application for the above dwelling to be located on street that is not final mapped is contrary to Art. III, Sec. 36 of the General City Law.”

and

WHEREAS, the premises was inspected by a committee of the Board which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated December 21, 1961, on N.B. Applic. 1693-61, Objection No. 1, and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and the appeal be and it hereby is *granted on condition* that work shall be done in accordance with drawings filed with this application dated January 17, 1962, 2 sheets; that the sidewalk, curbing, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

72-62-A

APPLICANT—Albert Melniker for Harry and Jack Steinberg, owner.

SUBJECT—Application January 17, 1962—Filed pursuant

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to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—131 Glascoe Avenue, east side, 121 feet south of Leonard Avenue, Block 1462, Lot 10, Westerleigh, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 21, 1961 on N.B. Applic. 1694-61, reads:

"1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Art. III, Sec. 36 of the General City Law."

and

WHEREAS, the premises was inspected by a committee of Board which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated December 21, 1961, on N.B. Applic. 1694-61, Objection No. 1, and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and the appeal be and it hereby is *granted on condition* that work shall be done in accordance with drawings filed with this application dated January 17, 1962, 2 sheets; that the sidewalk, curbing, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

81-62-A

APPLICANT—Albert Melniker for Herbert Winrock, owner.

SUBJECT—Application January 19, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—290 Stafford Avenue, east side, 39.04 feet north of Belfield Avenue, Block 6268, Lot 3, Huguenot, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. Applic. 703-61, reads:

"1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Art. III Sec. 36 of the General City Law."

and

WHEREAS, the premises was inspected by a committee of the Board which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated December 28, 1961, on N.B. Applic. 703-61, Objection No. 1, and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and the appeal be and it hereby is *granted on condition* that work shall be done in accordance with drawings filed with this application dated January 19, 1962, 2 sheets; that the sidewalk, curbing, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

82-62-A

APPLICANT—Albert Melniker for Herbert Winrock, owner.

SUBJECT—Application January 19, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—239 Sinclair Avenue, west side, 34.94 feet north of Belfield Avenue, Block 6268, Lot 74, Huguenot, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated December 28, 1961 on N.B. Applic. 702-61, reads:

"1. The application for the above dwelling to be located on a street that is not final mapped is contrary to Art. III Sec. 36 of the General City Law."

and

WHEREAS, the premises was inspected by a committee of the Board which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated December 28, 1961, on N.B. Applic. 702-61, Objection No. 1, and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and the appeal be and it hereby is *granted on condition* that work shall be done in accordance with drawings filed with this application dated January 19, 1962, 2 sheets; that the sidewalk, curbing, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

100-62-A

APPLICANT—Harold E. Diamond for Valberg Hansen, owner.

SUBJECT—Application January 25, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—82 Seymour Avenue, southeast corner of Richmond Avenue, Block 1061, Lot 39, Granitville, Borough of Richmond.

APPEARANCES—

For Applicant: Harold E. Diamond.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 18, 1962 on N.B. Applic. 2035-61, reads:

"1. Street giving access is not included on the official map of the City of New York. (General City Law, Article 3, Chapter 36.)"

and

WHEREAS, the premises was inspected by a committee of the Board which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 18, 1962, on N. B. Applic. 2035-61, Objection No. 1, and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and the appeal be and it hereby is *granted on condition* that work shall be done in accordance with drawings filed with this application dated January 25, 1962, 3 sheets; that the

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sidewalk, curbing, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

101-62-A

APPLICANT—Harold E. Diamond for Valborg Hansen, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—76 Seymour Avenue, south side, 59.46 feet east of Richmond Avenue, Block 1061, Lot 41, Granitville, Borough of Richmond.

APPEARANCES—

For Applicant: Harold E. Diamond.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 18, 1962 on N. B. Applic. 2034-61, reads:

"1. Street giving access is not included on the official map of the City of New York. (General City Law, Article 3, Chapter 36.)"

and

WHEREAS, the premises was inspected by a committee of the Board which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 18, 1962, on N. B. Applic. 2034-61, Objection No. 1, and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and the appeal be and it hereby is *granted on condition* that work shall be done in accordance with drawings filed with this application dated January 25, 1962, 3 sheets; that the sidewalk, curbing, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

114-62-A

APPLICANT—Moraine Construction Company Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—237 Mann Avenue, east side, 175 feet south of Clove Lakes Expressway, Block 771, Lot 39, Meiers Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 26, 1962 on N.B. Applic. 890-61, reads:

"1. Street giving access is not included on the official map of the City of New York contrary to Gen. City Law, Art. 3, Par. 36."

and

WHEREAS, the premises was inspected by a committee of the Board which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 26, 1962 on N.B. Applic. 890-61, Objection No. 1, and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and the appeal be and it hereby is *granted on condition* that work shall be done in accordance with drawings filed with this application dated January 29, 1962, 2 sheets; that the sidewalk, curbing, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office, wherever such improvements are missing; that in all other respects the building shall comply with all applicable laws, rules and regulations and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

115-62-A

APPLICANT—Moraine Construction Company Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—241 Mann Avenue, east side, 224.86 feet south of Clove Lakes Expressway, Block 771, Lot 36, Meiers Corners, Borough of Richmond.

APPEARANCES—

For Applicant—Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 25, 1962 on N.B. Applic. 891-61, reads:

"1. Street giving access is not included on the official map of the City of New York contrary to Gen. City Law Art. 3, Par. 36."

and

WHEREAS, the premises was inspected by a committee of the Board which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 25, 1962, on N.B. Applic. 891-61, Objection No. 1, and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law and the appeal be and it hereby is *granted on condition* that work shall be done in accordance with drawings filed with this application dated January 29, 1962, 2 sheets; that the sidewalk, curbing, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

116-62-A

APPLICANT—Moraine Construction Company, Incorporated, owner.

SUBJECT—Application January 29, 1962. Filed pursuant to Section 36 of the General City Law re building not facing legal street.

PREMISES AFFECTED—247 Mann Avenue, east side, 266 feet south of Clove Lakes Expressway, Block 771, Lot 34, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 26, 1962 on N.B. Applic. 892-61, reads:

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"1. Street giving access is not included on the official map of the City of New York, contrary to Gen. City Law, Art. 3, Par. 36."

and
WHEREAS, the premises was inspected by a committee of the Board which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 26, 1962 on N.B. Applic. 892-61, Objection No. 1, and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and the appeal be and it hereby is *granted on condition* that work shall be done in accordance with drawings filed with this application dated January 29, 1962, 2 sheets; that the sidewalk, curbing, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's Office; that in all other respects the building shall comply with all applicable laws, rules and regulations and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

117-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re building not facing legal street.

PREMISES AFFECTED—8 Schmidts Lane, south side, 364.30 ft. east of Melhorn Road, Block 690, Lot 342, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker, and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 10, 1962 on N.B. Applic. 1756-61, reads:

"1. The street giving access has no legal grade and is not on the official map of the City of New York."

and
WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 10, 1962, on N.B. 1756-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated January 29, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office, wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

118-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3, of the General City Law re building not facing legal street.

PREMISES AFFECTED—12 Schmidts Lane, southside, 324.05 feet east of Melhorn Road, Block 690, Lot 340, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.
THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 10, 1962 on N.B. Applic. 1757-61, reads:

"1. The street giving access has no legal grades and is not on the official map of the City of New York."

and
WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 10, 1962, on N.B. 1757-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated January 29, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

119-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—16 Schmidts Lane, south side, 283.80 ft. east of Melhorn Road, Block 690, Lot 338, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 10, 1962 on N. B. Applic. 1758-61, reads:

"1. This street giving access has no legal grade and is not on the official map of the City of New York."

and
WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 10, 1962, on N. B. 1758-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated January 29, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office, wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

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120-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—20 Schmidts Lane, south side, 243.55 feet east of Melhorn Road, Block 690, Lot 336, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 10, 1962 on N. B. Applic. 1759-61, reads:

"1. The street giving access has no legal grades and is not on the official map of the City of New York."

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 10, 1962, on N. B. 1759-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated January 29, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; wherever such improvements are missing; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

121-62-A

APPLICANT—Manor Heights Park Construction Company, Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—24 Schmidts Lane, south side, 203.30 feet east of Melhorn Road, Block 690, Lot 334, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 10, 1962 on N. B. Applic. 1760-61, reads:

"1. The street giving access has no legal grade and is not on the official map of the City of New York."

and

WHEREAS: the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 10, 1962, on N. B. 1760-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated January 29, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the

street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

122-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—28 Schmidts Lane, south side, 163.05 feet east of Melhorn Road, Block 690, Lot 332, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 10, 1962 on N.B. Applic. 1761-61, reads:

"1. The street giving access has no legal grade and is not on the official map of the City of New York."

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 10, 1962, on N.B. 1761-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated January 29, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

123-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—32 Schmidts Lane, south side, 122.80 feet east of Melhorn Road, Block 690, Lot 330, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 10, 1962 on N.B. Applic. 1762-61, reads:

"1. The street giving access has no legal grades and is not on the official map of the City of New York."

and

WHEREAS, the premises was inspected by a committee of

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the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 10, 1962, on N.B. 1762-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated January 29, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

124-62-A

APPLICANT—Manor Heights Park Construction, Incorporated, owner.

SUBJECT—Application January 29, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—36 Schmidts Lane, south side, 82.55 feet east of Melhorn Road, Block 690, Lot 328, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 10, 1962 on N.B. Applic. 1763-61, reads:

"1. The street giving access has no legal grade and is not on the official map of the City of New York."

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 10, 1962, on N.B. 1763-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated January 29, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

140-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—2 Schmidts Lane, southwest corner of Clove Lakes Expressway, Block 690, Lot 345, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox,

Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 29, 1962 on N. B. Applic. 2004-61, reads:

"1. Street giving access is not included on the official map of the City of New York contrary to General City Law, Art. 3, Par. 36."

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 29, 1962, on N. B. 2004-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated February 2, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

141-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—271 Lightner Avenue, northwest corner of Clove Lakes Expressway, Block 690, Lot 350, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox,

Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 29, 1962 on N. B. Applic. 2003-61, reads:

"1. Street giving access is not included on the official map of the City of New York, contrary to Gen. City Law, Art. 3, Par. 36."

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 29, 1962, on N. B. 2003-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated February 2, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

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142-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—279 Lightner Avenue, north side, 405.66 feet east of Melhorn Road, Block 690, Lot 354, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 18, 1962 on N. B. Applic. 1767-61, reads:

"1. Street giving access is not included on the official map of the City of New York (Gen. City Law, Art. 3, Par. 36)."

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 18, 1962, on N. B. 1767-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated February 2, 1962, 2 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

143-62-A

APPLICANT—Moraine Construction Company Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—799 Pelton Avenue, east side, 166.67 feet north of Bard Avenue, Block 294, Lot 9, West Brighton, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 31, 1962 on N.B. Applic. 1048-61, reads:

"1. The street giving access to the structure is not duly placed on the official map and no permit can be issued for the erection of any building as per Article 3, Paragraph 36 of the General City Law."

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 31, 1962, on N.B. 1048-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal

be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated February 2, 1962, 2 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

144-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—301 Lightner Avenue, north side, 163.05 feet east of Melhorn Road, Block 690, Lot 366, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 18, 1962 on N.B. Applic. 1773-61, reads:

"1. Street giving access is not included on the official map of the City of New York (Gen. City Law, Art. 3, Par. 36)."

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 18, 1962, on N.B. 1773-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated February 2, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

145-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—305 Lightner Avenue, north side, 122.80 feet east of Melhorn Road, Block 690, Lot 368, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent,

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dated January 18, 1962 on N.B. Applic. 1774-61, reads:

"1. Street giving access is not included on the official map of the City of New York. (Gen. City Law, Art. 3, Par. 36.)"

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 18, 1962, on N.B. 1774-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated February 2, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

146-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—309 Lightner Avenue, north side, 82.55 feet east of Melhorn Road, Block 690, Lot 370, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 18, 1962 on N. B. Applic. 1775-61, reads:

"1. Street giving access is not included on the official map of the City of New York. (Gen. City Law, Art. 3 Par. 36.)"

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 18, 1962, on N. B. 1775-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated February 2, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing, that any retaining walls, required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

147-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant

to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—281 Lightner Avenue, north side, 364.13 feet east of Melhorn Road, Block 690, Lot 356, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox,

Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 18, 1962 on N. B. Applic. 1768-61, reads:

"1. Street giving access is not included on the official map of the City of New York. (Gen. City Law, Art. 3, Par. 36.)"

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 18, 1962, on N. B. 1768-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated February 2, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

148-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—285 Lightner Avenue, north side, 324.05 feet east of Melhorn Road, Block 690, Lot 358, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox,

Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 18, 1962 on N. B. Applic. 1769-61, reads:

"1. Street giving access is not included on the official map of the City of New York. (Gen. City Law, Art. 3, Par. 36.)"

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 18, 1962, on N. B. 1769-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated February 2, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the

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street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

149-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3. of the General City Law re—building not facing legal street.

PREMISES AFFECTED—289 Lightner Avenue, north side, 283.80 feet east of Melhorn Road, Block 690, Lot 360, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 18, 1962 on N.B. Applic. 1770-61, reads:

"1. Street giving access is not included on the official map of the City of New York. (Gen. City Law, Art. 3, Par. 36.)"

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 18, 1962, on N.B. 1770-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated February 2, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

150-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application February 2, 1962, Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—293 Lightner Avenue, north side, 243.55 feet east of Melhorn Road, Block 690, Lot 362, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent,

dated January 18, 1962, on N.B. Applic. 1771-61, reads:

"1. Street giving access is not included on the official map of the City of New York. (Gen. City Law, Art. 3, Par. 36.)"

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 18, 1962, on N.B. 1771-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated February 2, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

151-62-A

APPLICANT—Manor Heights Park Construction Company Incorporated, owner.

SUBJECT—Application February 2, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—297 Lightner Avenue, north side, 203.30 feet east of Melhorn Road, Block 690, Lot 364, Castleton Corners, Borough of Richmond.

APPEARANCES—

For Applicant: Jacob Friedland.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 18, 1962 on N.B. Applic. 1772-61, reads:

"1. Street giving access is not included on the official map of the City of New York. (Gen. City Law, Art. 3, Par. 36.)"

and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the decision of the Borough Superintendent, dated January 18, 1962, on N.B. 1772-61, Objection 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted on condition* that the work shall be done in accordance with drawings filed with this application dated February 2, 1962, 3 sheets; that the sidewalk, curb, curb cuts and pavement to the center of the street shall be constructed in accordance with the standards of the Borough President's office; wherever such improvements are missing; that any retaining walls required by the Borough Superintendent shall be constructed by this owner at his own expense; that in all other respects the building shall conform with all laws, rules and regulations applicable; and that the Certificate of Occupancy when issued shall have this resolution printed on its face.

407-62-A

APPLICANT—Harry M. Sushan, for Cosmo Pasalacqua, owner; Central State Bank, lessee.

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SUBJECT—Application May 2, 1962—Appeal from a decision of the Borough Superintendent, re—cellar stairs.
PREMISES AFFECTED—1759-1761 Rockaway Parkway and 9701-9715 Avenue L, northeast corner, Block 8243, Lot 5, Borough of Brooklyn.

APPEARANCES—

For Applicant: Harry M. Sushan.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated April 30, 1962 on N.B. Applic. 2859-61, reads:

"5. Cellar stair to terminate in an enclosure directly to street as per Sec. 6.4.1.11 and Sec. 6.4.1.8.1.

6. Cellar stair to be enclosed throughout in fire rated material as per Sec. 6.4.1.8.1 and Sec. 3.2.3 and Sec. 10.10 (glass in fireproof partition)."

and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated April 30, 1962, acting on N. B. Applic. 2859-61, Objection Nos. 5 and 6, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall be constructed in accordance with drawings filed with this appeal dated May 2, 1962, 3 sheets; and that all other laws, rules and regulations applicable shall be complied with and a Certificate of Occupancy obtained.

534-18-A—Vol. III

APPLICANT—Leonard F. Rothkrug and Irving Kudroff for Fourem's Incorporated, owner.

SUBJECT—Application for consideration—reopening as Vol. III subject to regular procedure—Appeal from a decision of the Borough Superintendent—re egress, previously denied.

PREMISES AFFECTED—78 Fifth Avenue, west side, 73 feet 1½ inches south of 14th Street, Block 577, Lot 41, Borough of Manhattan.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened as Vol. III subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

575-59-A—Vol. III

APPLICANT—Irwin Emerman for 34 West 17th Street Company, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent; re—egress; previously granted on condition.

PREMISES AFFECTED—34 West 17th Street, south side, 496 feet 6 inches west of 5th Avenue, Block 818, Lot 70, Borough of Manhattan.

APPEARANCES—

For Applicant: Irwin Emerman.

ACTION OF BOARD—Application reopened as Vol. III subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

939-60-A

APPLICANT—One Ninety Park Row, Incorporated, owner; Yat Gaw Min Company, lessee.

SUBJECT—Application December 30, 1960—Appeal from a Violation order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—192 Park Row, west side, 80 feet, 9 inches south of Worth Street, 196 Worth Street, Block 161, Lot 3, Borough of Manhattan.

APPEARANCES—

For Applicant: Isaac Kramer.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to July 10, 1962, at 2 P.M. on condition that the watchman service will be continued as long as the building is occupied.

1221-61-A

APPLICANT—Robert Horowitz c/o Screen Gems, Incorporated for R and H. Management Company, owner; Screen Gems Incorporated, lessee.

SUBJECT—Application July 24, 1961—Appeal from an order and a decision of the Fire Commissioner re—storage vaults, ventilation, tag for sprinkler shut off valves etc.

PREMISES AFFECTED—395-401 Park Avenue South, 112 East 28th Street, southeast corner, Block 883, Lot 88, Borough of Manhattan.

APPEARANCES—

For Applicant: Lawrence C. Gibbs.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to June 12, 1962, at 2 P.M. for inspection and decision; hearing previously closed.

187-61-A

APPLICANT—Joseph B. Cooper and Sons Incorporated, lessee for 180 Varick Street Corporation, owner.

SUBJECT—Application February 16, 1961—Appeal from an order of the Fire Commissioner re—exit doors.

PREMISES AFFECTED—180 Varick Street, east side, from King Street to Charlton Street, Block 519, Lots 10, 67, 68 and 70, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to June 5, 1962, at 2 P.M. for decision; applicant to be notified; hearing previously closed.

271-61-A

APPLICANT—23 Ferry Street Realty Corporation, owner; Delpro Sales Company, Incorporated, lessee.

SUBJECT—Application March 8, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—25 Ferry Street, north side, 24.11 feet east of Jacob Street, Block 104, Lot 11, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to June 5, 1962, at 2 P.M. for decision; applicant to be notified; hearing previously closed.

541-37-A—Vol. II

APPLICANT—Estate of Moritz Simon for Ainsley Lamps, Incorporated, owner.

SUBJECT—Application reopened January 16, 1962 as

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Volume II—Appeal from an order of the Fire Commissioner, re—Bars on windows.

PREMISES AFFECTED—1097-1105 Flushing Avenue, north east corner of Porter Avenue, Block 3015, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Harold Levine.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to June 12, 1962, at 2 P.M. for inspection and decision; applicant to correct his statements.

340-61-A

APPLICANT—A. L. Seiden for Martha Werbach, owner.

SUBJECT—Application March 22, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—119-121 Lafayette Street, 247 Canal Street, northeast corner, Block 208, Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: A. L. Seiden.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to June 12, 1962, at 2 P.M. for inspection and decision; applicant to submit additional information.

357-61-A

APPLICANT—Herman Kron for Wesbro Corporation, owner.

SUBJECT—Application March 23, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—43-45 White Street, south side, 125.11 feet east of Church Street, Block 175, Lot 20, Borough of Manhattan.

APPEARANCES—

For Applicant: Herman Kron.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to July 10, 1962, at 2 P.M. for inspection and decision.

696-24-BZ—Vol. II

APPLICANT—Leonard F. Rothkrug for Redstone Garage Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution and extension of time to obtain a Certificate of Occupancy which expired October 25, 1961—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution permitting in a manufacturing and residence use district, the change in occupancy from public garage, previously granted by the Board, to public garage, motor vehicle repair shop, touch up painting, spraying, lubrication, gasoline tanks, pumps, welding, storage of parts and office.

PREMISES AFFECTED—1317-1327 36th Street and 123-139 Louisa Street, northeast corner, Block 5312, Lot 6, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened, resolution amended and time extended.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board as

Vol. II, on February 25, 1959, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on October 25, 1960; and

WHEREAS, the applicant requested an amendment of the resolution and extension of time to obtain a certificate of occupancy.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on February 25, 1959, as *amended* on October 25, 1960, by adding thereto:

"that there may be a total of nine 550-gallon approved gasoline storage tanks, and four approved pumps, within the building as shown on revised drawing marked 'Received May 18, 1962,' 1 sheet; that in view of the statement by the applicant that all work has been completed, a new Certificate of Occupancy shall be obtained within one year from the date of this *amended* resolution; and that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Amend to Alteration 513/58)

866-49-BZ—Vol. III

APPLICANT—Charles M. Spindler for Sun Oil Company, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 7e of the Zoning Resolution, permitting in a local retail residence use district, the extension of the existing service station building on the same plot, also to install four additional gasoline tanks.

PREMISES AFFECTED—200-01 to 200-07 47th Avenue and 46-37 Francis Lewis Boulevard, northeast corner, Block 5559, Lots 75 and 81, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Charles M. Spindler.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, this application was amended by the Board as Vol. III, on September 24, 1957, on certain conditions; and

WHEREAS, the resolution was further amended on November 6, 1957; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on March 21, 1950, as *amended* through November 6, 1957, by adding thereto:

"that minor auto repairs shall be permitted solely within the accessory building, as shown on revised drawings of proposed conditions marked 'Received May 2, 1962,' 1 sheet, *on condition* that other than as herein amended the resolution above cited shall be complied with in all respects." (Alt. 436/62)

722-52-BZ—Vol. III

APPLICANT—Herman Kron for 146 Centre Street Corporation, owner.

SUBJECT—Application for consideration—reopening for approval of sign detail—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a business use district, the erection of a two-story structure for the storage of more than 5 motor vehicles on the 1st and 2nd floors and roof and a gasoline service station, lubricatorium, car wash and motor vehicle repairs office and storage of accessory parts.

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PREMISES AFFECTED—Entire block bounded by Baxter Street, Walker Street and Centre Street; 96-98 Baxter Street and 125 Walker Street, Block 198, Lots 5, 8, 10, 11 and 12, Borough of Manhattan.

APPEARANCES—

For Applicant: Herman Kron.

ACTION OF BOARD—Application reopened and Sign Detail Drawing approved.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board as Vol. III, on July 23, 1957, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on March 14, 1961; and

WHEREAS, the term of variance was last extended on March 14, 1961; and

WHEREAS, the resolution was last amended on May 8, 1962; and

WHEREAS, the applicant submitted sign detail drawings for approval.

Resolved, that the Board of Standards and Appeals does hereby *approve* Sign Detail Drawing marked "Received May 24, 1962", 1 sheet, as to arrangement and design, as being in substantial compliance with the terms and conditions of the resolution adopted by the Board on March 14, 1961. (N.B. 109/52)

715-56-BZ

APPLICANT—Wechsler and Schimenti for Kaybar Realty Company, Inc., owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, permitting in a retail use D area district, the construction of a 1 story masonry building for use as stores and occupying more than the permitted area eliminating the required rear yard and loading berth.

PREMISES AFFECTED—1979 Westchester Avenue, north side, 57.67 feet west of Pugsley Avenue, Block 3930, Lots 57 and 59, Borough of The Bronx.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative: Commissioner Fox 1

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on June 18, 1957, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on December 5, 1961; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 18, 1957, as *amended* through December 5, 1961, by adding thereto:

"that in the event the owner desires to use the building for one store with loading berth, in lieu of the eight stores heretofore permitted, such change shall be permitted and the building may be redesigned, rearranged and constructed substantially as shown on revised drawings of proposed conditions marked 'Received April 17, 1962', 4 sheets, on condition that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 865/56)

641-57-BZ

APPLICANT—Aaron Halpern for N. F. Walker, Inc., owner.

SUBJECT—Application for consideration—reopening for amendment of resolution and extension of time to complete which expired May 9, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 21 of the Zoning Resolution, permitting in a residence use E-1 area district, the construction of a one-story and cellar extension with less than the required setback and extend the use of the funeral home for parking of more than five motor vehicles on the un-built upon portion of the plot.

PREMISES AFFECTED—87-34 80th Street, west side, 25.05 feet south of 87th Road, Block 8912, Lots 12, 13 and 16, Woodhaven, Borough of Queens.

APPEARANCES—

For Applicant: Aaron Halpern.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 13, 1958, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on May 9, 1961; and

WHEREAS, the applicant requested an amendment of the resolution and a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 13, 1958, as *amended* through May 9, 1961, by adding thereto:

"that the building extension may be omitted and the parking area may be rearranged substantially as shown on revised drawing of proposed conditions marked 'Received May 23, 1962,' 1 sheet; that permit shall be obtained and work completed within one year from the date of this *amended* resolution; that a Certificate of Occupancy shall be obtained; and that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Alt. 1378/57)

715-59-BZ

APPLICANT—Samuel Rosenblum for Peter S. Bing, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, to permit in a business use district, the erection of a seventeen story Class A multiple dwelling which exceeds the permitted height as an extension to an existing seventeen story multiple dwelling on the abutting Lot 20, previously granted.

PREMISES AFFECTED—123-129 Greenwich Avenue and 2-10 Horatio Street, southwest corner, Block 616, Lots 16 and 20, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum and Robert Bing.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on June 13, 1961, on certain conditions; and

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WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 13, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alteration 1585/59)

866-59-BZ

APPLICANT—Lama, Proskauer and Prober for First Leasing Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 21 and 19B (d) of the Zoning Resolution, permitting in a C area district, the erection of a multiple dwelling occupying more than the permitted area with the elimination of the required garage space.

PREMISES AFFECTED—88 Washington Place and 346-354 Avenue of the Americas, southeast corner, Block 552, Lot 5, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on June 1, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on June 20, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 1, 1960, as amended on June 20, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 163/58)

39-60-BZ

APPLICANT—Burke and Groh for Mary Jerone, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a local retail use district, the change in use of the cellar and first floor of an existing building from restaurant to funeral parlor and provide caretaker's dwelling on the second floor with parking of patrons' cars on the unbuilt upon portion of the lot.

PREMISES AFFECTED—168-08 Northern Boulevard, southeast corner of 168th Street, Block 5399, Lot 5, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Jerrold I. Ehrlich.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox,

Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on June 1, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on June 27, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 1, 1960, as amended on June 27, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alteration 2078/59)

414-61-BZ

APPLICANT—Arnold A. Arbeit for L. Pitaro and J. Sucarella, owners.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7a and 7c of the Zoning Resolution, to permit in a local retail and residence use district, the modernization of an existing gasoline station, lubritorium, offices, sales of auto accessories, storage room, and parking of more than five cars of the pleasure type and extending the uses to include non-automatic car washing, minor auto repairs with hand tools only and ground sign.

PREMISES AFFECTED—758 East 233rd Street, south side, 523.29 feet east of White Plains Road, Block 4846, Lots 1 and 70, Borough of The Bronx.

APPEARANCES—

For Applicant: Arnold A. Arbeit.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox,

Commissioner Becker and Commissioner Klein 4

Negative: 0

Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on July 18, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amended* the resolution adopted on July 18, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 446/61)

418-61-BZ

APPLICANT—William J. Ziltzer for The Steak Joint Incorporated, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, to permit in a local retail and residence use district, the change in occupancy of two existing buildings from store and factories to theatre-

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cabaret on the second floor with offices and the use of the first floor as theatre.

PREMISES AFFECTED—150-152 Bleecker Street, south side, 25 feet east of Thompson Street, Block 525, Lots 43 and 44, Borough of Manhattan.

APPEARANCES—

For Applicant: William J. Ziltzer.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3
Negative: Commissioner Fox 1
Absent: Vice Chairman Kleinert 1

THE RESOLUTION:

WHEREAS, this application was granted by the Board on November 21, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on November 21, 1961, by adding thereto:

"that a theatre-cabaret may be permitted in the cellar, on condition that the work in the cellar and on the first floor shall conform to revised drawing of proposed conditions marked 'Received May 25, 1962', 1 sheet, with occupancy and arrangement for entrance and egress on these two floors as shown on such drawing, and that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Alt. 464/58 & 465/58)

1523-61-BZ

APPLICANT—Harry M. Sushan for Cosmo Passalacqua, owner; Central Industrial Bank, lessee.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence use district, for a temporary term of twenty years, the maintenance of a proposed two story and cellar building as a bank and doctor's office with accessory parking in the open area with business signs and entrances.

PREMISES AFFECTED—1759-1761 Rockaway Parkway, 9701-9715 Avenue L, northeast corner, Block 8243, Lot 5, Borough of Brooklyn.

APPEARANCES—

For Applicant: H. M. Sushan.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4
Negative: 0
Absent: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on March 6, 1962, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on March 6, 1962, by adding thereto:

"that the building may be redesigned, rearranged, constructed and occupied substantially as shown on revised drawings marked 'Received May 2, 1962', 3 sheets, on condition that other than as herein *amended* the resolution above cited shall be complied with in all respects." (Amend to N.B. 2859/61)

617-56-BZ

APPLICANT—Frederick A. Ketcher for Lillian M. Cronin, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired April 9, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a retail and local retail use district, the maintenance of a parking lot for the parking and storage of more than five (5) motor vehicles in the local retail portion of the plot for a term of five (5) years.

PREMISES AFFECTED—3120 Albany Crescent, east side, 72.7 feet north of West 231st Street, Block 3267, Lot 15, Borough of The Bronx.

APPEARANCES—

For Applicant: Frederick A. Ketcher.

ACTION OF BOARD—Application reopened and set for hearing on June 26, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4
Negative: 0
Absent: Vice Chairman Kleinert 1

307-61-BZ—Vol. II

APPLICANT—De Rose and Cavalieri for Perot Street Parking Corporation, owner.

SUBJECT—Application for consideration—reopening for assignment of new Calendar Number—decision of the Borough Superintendent; previously denied, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five (5) motor vehicles, pleasure type.

PREMISES AFFECTED—3066 Kingsbridge Terrace, southeast corner of Perot Street, Block 3253, Lots 204 and 205, Borough of The Bronx.

APPEARANCES—

For Applicant: George J. Cavalieri.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure; applicant to amend his application under the applicable section of the Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3
Negative: Commissioner Fox 1
Absent: Vice Chairman Kleinert 1

160-49-SM—Vols. I & II

APPLICANT—Flexible Connector Company of America, Inc., owner.

APPEARANCES—

For Applicant: Earl Longfellow.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
160-49-SM—Vols. I and II—Amendment to resolution as to

MINUTES

additional gas range connectors.

Flexible Connector Company of America Inc., Boston, Mass., requested that the resolution adopted June 7, 1949 and amended through December 2, 1958 under Calendar Number 160-49-SM Vols. I and II be reopened and amended so as to include additional gas range connectors.

USE: Flexible brass gas range connector.

DESCRIPTION: The requested connectors shall be designated by drawing numbers and changes will refer to drawing numbers.

Model NW14 is similar to Model 39871, approved December 2, 1958, having $\frac{1}{4}$ " I.D. except that the hose is of one piece construction without the use of a brazed end ferrule and the hose is of admiralty brass.

Model 018367 is similar to Model 4807 approved December 2, 1958, having $\frac{3}{8}$ " I.D. except that the hose is of one piece construction without the use of a brazed end ferrule and the hose is of admiralty brass.

Model NW73 is similar to Model 93872 approved December 2, 1958, having $\frac{1}{2}$ " I.D. excepting the hose is of one piece construction without the use of a brazed end ferrule.

The requested connectors have been approved by the American Gas Association.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted June 7, 1949 and amended through December 2, 1958 under Calendar Number 160-49-SM—Vols. I and II be reopened and amended so as to include the gas range connectors as herein described on condition that the requirements of the resolution adopted June 7, 1949 and amended through December 2, 1958 under Calendar Number 160-49-SM—Vols. I and II are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

5-62-AP

APPLICANT—Philip P. Agusta for Hoda Corporation, owner.

SUBJECT—Application March 13, 1962—Appeal from a decision of the Borough Superintendent; re—extension of permit.

PREMISES AFFECTED—39-43 Hall Street, east side, 133 feet 3 inches north of Hall Street and Park Avenue, Block 1876, part of Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application dismissed due to amendment of the Zoning resolution.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox,
Commissioner Becker and Commissioner Klein 4
Negative: 0
Absent: Vice Chairman Kleinert 1

6-62-AP

APPLICANT—Philip P. Agusta for Hoda Corporation, owner.

SUBJECT—Application March 13, 1962—Appeal from a decision of the Borough Superintendent;—re—extension of permit.

PREMISES AFFECTED—25-37 Hall Street, east side, 226.4 feet south of Flushing Avenue and Hall Street, Block 1876, part of Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application dismissed, due to amendment of the Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4
Negative: 0
Absent: Vice Chairman Kleinert 1

7-62-AP

APPLICANT—Herbert Tannenbaum for Van-Hud Realty Company, owner.

SUBJECT—Application March 14, 1962—Appeal from a decision of the Borough Superintendent; re—extension of permit.

PREMISES AFFECTED—303-321 Hudson Street, 303 Spring Street, northwest corner and 76 to 90 Vandam Street, Block 597, Lot 12, Borough of Manhattan.

APPEARANCES—

For Applicant: Murray Charnin.

ACTION OF BOARD—Application dismissed, due to amendment of the Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4
Negative: 0
Absent: Vice Chairman Kleinert 1

8-62-AP

APPLICANT—Joseph A. Trapani for Studley Paper Company, Inc., owner.

SUBJECT—Application March 15, 1962—Appeal from a decision of the Borough Superintendent; re—extension of permit.

PREMISES AFFECTED—2047 Nameoke Avenue and 1601 Redfern Avenue, southeast corner, Block 15537, Lot 71, Far Rockaway, Borough of Queens.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application dismissed, due to amendment of the Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox, Commissioner Becker and Commissioner Klein 4
Negative: 0
Absent: Vice Chairman Kleinert 1

Adjourned 4:20 P.M.

James P. Mulroy, *Secretary*

CORRECTION

*CORRECTION

That portion of the minutes of the meetings of the Board of Standards and Appeals held on January 17, 1961 as they appeared in Bulletin No. 4, Vol. 46 are hereby corrected to read as follows:

604-59-SM

APPLICANT—Concrete Plank Co., Inc., owner—fire resistive floor construction.

APPEARANCES—

For Applicant: Edward A. Robinson.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 4
Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
604-59-SM—Concrete Plank Co., Inc., Jersey City, New Jersey, filed for approval of the material known as Precast Concrete Fire Proofing and Precast Concrete Plank Floor under the provisions of Section C26-239.0 Administrative Building Code.

USE: A composite fire resistive floor and/or roof construction.

DESCRIPTION: The floor and ceiling assembly consists of a $3\frac{1}{2}$ " thick precast concrete plank with a $2\frac{1}{2}$ " thick topping in which electrical raceways and junction boxes are placed supported by a steel beam protected with a specially designed concrete unit for beam protection.

The plank used in the floor construction are $3\frac{1}{2}$ inches thick formed with tongue and grooved side edges and with square ends. The planks 16 inches wide, excluding the $\frac{1}{2}$ inch tongue. The planks are reinforced with wire fabric, top and bottom and in addition $\frac{3}{4}$ " by $\frac{3}{4}$ " by $\frac{1}{8}$ " angles are cast in the planks at the ends for weld attachment.

The beam protection units are basically channel in shape; 2 inch thick at the web, and $7\frac{1}{2}$ inches long.

The junction boxes are $2\frac{1}{2}$ inches thick, 10 inches wide and are of cast iron. The raceways are $2\frac{7}{8}$ inches wide, $1\frac{3}{8}$ inches high and have a metal thickness of $\frac{1}{16}$ inches.

The concrete topping, poured to a depth of $2\frac{1}{2}$ inches is of a 1:2:2 mix.

In construction, the beam protection units are placed around the beam with the $\frac{1}{2}$ in. joints filled with perlite concrete mortar. As the units are placed, the edges are buttered with mortar and then set on the bottom flange of the beam. The units are installed on one side of the beam first and then on the other.

The concrete planks are then placed and are attached with 1 inch welds at each corner between the $\frac{3}{4}$ inch angles and the supporting steel. The planks are placed with tight joints and have a $3\frac{1}{2}$ inch bearing on the steel. The joints between planks are then grouted.

The raceways and junction boxes are then placed on top of the plank and the $2\frac{1}{2}$ inch thick concrete topping is then poured on top of the plank.

INSPECTION AND TEST: A construction as herein described was tested at the Underwriters' Laboratory in accordance with the requirements of Section C26-609.0 as revised by the action of the Board under Calendar Number 521-60-GR. The beam and slab were loaded to a stress of 20,000 p.s.i. The construction successfully met the requirements of a four hour fire resistive floor and/or roof construction. The complete Underwriters' Report Retardant 4247-1 is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Concrete Plank Precast Concrete Fire Proofing and Precast Concrete Plank Floor as a component part of a four hour fire resistive floor and/or roof construction *with clear span not to exceed 8' 0"* for use in New York City under the provisions of Section C26-239.0 Administrative Building Code, on condition that the construction shall be as herein described and in accordance with the drawings included as part of the Underwriters' report Retardant 4247-1 which is on file with and is part of the record, on condition that all plans filed with the Department of Buildings showing the proposed use of this construction shall be stamped "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 604-59-SM" and further that when junction boxes are used in conjunction with this system, the limit shall be no more than one junction box per 90 sq. ft. of floor area.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

*Correction: In the description portion above, line 2, " $3\frac{1}{3}$ " thick precast concrete plank etc. . . ." is corrected to read " $3\frac{1}{2}$ " thick precast concrete plank etc. . . .". In the Recommendation portion above, line 5, the following has been added to correct: "*with clear span not to exceed 8' 0"*", all as shown in italics above.

RULES

Fire Drill Rules, Adopted by the Board of Standards and Appeals, October 5, 1923

(593-23-SR)

DEFINITION OF "FIRE DRILL"

The method and practice of the systematic and orderly vacating of a building by its occupants in case of emergency, panic or fire in the least possible time—by the nearest safe means of exit—and the use of fire appliances which shall be provided for the extinguishing or retarding of fire and the safeguarding of human life.

Rule 1.

In all buildings as defined in Article 1, Section 10 of the Labor Law in which fire drills are required pursuant to Section 279 thereof and in any other building in which such drills are required by the Fire Commissioner pursuant to the power conferred in section 491 of the New York City Charter, it shall be the duty of the owners, lessees or tenants to conduct fire drills monthly and at such other times as the Fire Commissioner may direct.

For the purpose of conducting such fire drills the owner or tenants shall appoint from among their employees such responsible and dependable persons, male or female, who shall efficiently perform the duties of the various positions of the fire drill organization, as specified on the accompanying chart.

It shall be the duty of the owner or tenant to enter in the blank spaces provided for that purpose in said chart the names of persons so selected and post said chart and copies of the rules in a conspicuous place.

FIRE DRILL ORGANIZATION

Premises
Name of concern.....
Building No.Story.....

FOREMAN OR PERSON IN CHARGE

Regular Substitute

WATCHMAN

.....
.....

MALE SEARCHER

.....

FEMALE SEARCHER

.....

STREET ALARM BOX RUNNER

.....

FIRE BRIGADE

.....
.....
.....

EXIT GUARDS

Exit.....
"

"
"
"

Squad Monitors

Squad No. 1.....
" " 2.....
" " 3.....
" " 4.....
" " 5.....
" " 6.....

Rule 2. Duties of Foreman.

The Foreman or Person in Charge shall direct, enforce and have full charge of the "Fire Drill" in every factory on each floor. Each day before work is begun he shall see that extinguishers, fire hose, fire buckets, etc., are in readiness for use, exit doors are unlocked, aisles are free from obstruction, that stairways, halls, etc., are properly lighted, and shall remedy any dangerous condition found to exist. Immediately after work is commenced he shall check up the Fire Drill Organization list and note if the regularly assigned persons are present; if any are found to be absent, he shall assign other employees (if practicable) to perform their duties.

He shall immediately notify new employees of the existence of the Fire Drill Organization and give them the necessary instructions as to the duties they are to perform, etc.

He shall be familiar with the operation and location of the interior alarm signal box on his floor.

He shall listen for the test signal each morning at the appointed hour and in the event of the test signal not being heard he shall communicate with the superintendent or other person in charge of the building and advise him of the fact. The (Floor Captain's) Foreman's orders are final as to the carrying out of the fire drill on his particular floor.

Rule 3. Duties of Watchmen.

The WATCHMEN shall see that all doors and windows are closed so as to prevent the spread of fire. The WATCHMEN shall be the only persons permitted to remain on the floor during the progress of a fire drill and do so at their own risk. For ordinary purposes only one watchman and a substitute shall be designated. In special cases, however, extra watchmen may be assigned by consent in writing from Fire Commissioner.

Rule 4. Duties of Searchers.

The MALE AND FEMALE SEARCHERS shall search all toilets, dressing rooms and emergency rooms used and frequented by their sex and all other portions of the floor and order all persons, except those authorized to remain, to leave the premises. They are to take care of and assist all persons who may faint or be disabled.

SEARCHERS shall leave the floor immediately after the last squad leaves.

Rule 5. Duties of Street Alarm Box Runner.

The STREET-ALARM-BOX-RUNNER shall be familiar with the location of the nearest city fire alarm box and know how it is operated.

In ordinary practice fire drills the STREET-ALARM-BOX-RUNNER shall report to the Foreman for orders, and if his services are not required he shall promptly file

RULES

out of the premises with the other occupants.

Only when a fire actually occurs on his floor, or when ordered to do so by the Foreman, shall the STREET-ALARM-BOX-RUNNER proceed to the street alarm box and send in the fire alarm.

Rule 6. Duties of Fire Brigade.

The fire brigade shall have full charge of the operation of all auxiliary fire fighting apparatus and shall endeavor to extinguish, or at least hold in check until the arrival of the Fire Department, any fire that may occur. When it is necessary for the fire brigade to respond to different floors in the building they shall not use the stairways or fire escapes while the occupants are escaping from the premises.

Rule 7. Duties of Exit Guards.

The EXIT GUARDS shall station themselves at all exit doors leading to fire escapes, stairways, and other means of escape immediately upon the sounding of the alarm. There shall be two guards for each exit, if practicable; one to stand in the hallway holding back the door and the other directly inside on the floor. They are to keep the exit doors open and direct the movements of the persons using these exits and prevent congestion.

EXIT GUARDS shall remain at their stations until all of the occupants of the building have passed their station. Then close their doors and pass out of the building. Upon signal for the occupants to return, EXIT GUARDS shall take their designated stations and remain there until all persons have returned to their respective floors.

Rule 8. Duties of Squad Monitors.

The SQUAD MONITORS, as soon as the alarm is sounded, shall see that the employees under their charge quickly form into line, two abreast, and numbering not more than thirty to each squad. They shall see that all aisles and passageways are cleared of obstructions.

Note: Chairs, stools, baskets, etc., should be pushed under or placed on top of work benches.

MONITORS shall proceed at the head of their respective squads to the exit assigned, and then march up or down the stairs or to other exits as directed by the EXIT GUARDS.

On reaching the sidewalk MONITORS shall keep their squads in order and lead them a reasonable distance from the building, so as not to cause congestion and interference with fire apparatus. When the proper signal is given they shall return to their respective floors at head of their squads.

MONITORS will at all times see that those under their charge conduct themselves in a respectable and orderly manner.

Rule 9. Holding of Drills.

FIRE DRILLS shall be held at least once each month at varied hours of the day, and all of the occupants shall participate therein simultaneously. Such drills shall conduct all occupants to a place of safety.

Where dual operation interior fire alarm systems are installed as permitted under Rule 10.1 of the interior fire alarm rules of the Board of Standards and Appeals, the fire drill conducted each month shall include all of the persons on the premises engaged at work for a factory, and drills shall be conducted at least twice, each year in which all of the persons on the premises shall participate simultaneously.

Rule 10. Duties of Owner.

It shall be the duty of the OWNER, LESSEE OR TENANT OF THE BUILDING or his authorized agent or their representatives to personally observe that the "Fire Drill" is held simultaneously on every floor of the building and the participation therein of every occupant of such building. Any FIRE DRILL in which all of the occupants do not participate shall not be considered as complying with the LAW, except as otherwise provided in these rules.

The person or persons representing the OWNERS, LESSEE OR TENANT, who supervises the FIRE DRILL at the building shall submit to an examination by the Division of Fire Prevention as to their experience and general fitness for such duties, and shall be so certified in writing by the FIRE COMMISSIONER.

It shall be the duty of the ENGINEER, SUPERINTENDENT or other PERSON IN CHARGE, of a building having an interior fire alarm system to test such system daily, immediately after the beginning of business, and to see that all apparatus operated by springs, requiring winding are rewound after each alarm and kept in normal condition for operation.

Rule 11. Duties of Engineer.

Whenever it is necessary to test the fire alarm system at any other time of the day, owing to repairs, etc., being made, the PERSON IN CHARGE OF BUILDING will first notify all Foremen of the several floors of the intended test and likewise notify them when the repairs, etc. are completed. This precaution is taken to prevent confusion and excitement, also misunderstanding of the alarm signals.

It shall also be the duty of the PERSON IN CHARGE OF BUILDING to sound the interior alarm system at irregular intervals, but not less than once each calendar month, for the purpose of holding practice fire drills. He shall keep on the premises a record of such drills, showing the date when held and the required time for all occupants to reach the street or a point of safety outside the building.

The PERSON IN CHARGE OF BUILDING must immediately acquaint new tenants of the existence of the "Fire Drill" Organization and its purport.

Rule 12. Registration.

The name and address of every person, corporation or co-partnership, that will, under professional service, carry on the trade, business or calling of establishing, maintaining or supervising the "Fire Drill" shall be registered in the Fire Department, which Department shall, upon evidence of fitness, grant a certificate to that effect.

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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps **NOT ACCEPTABLE**.

352.05
NEW

BULLETIN OF THE

BOARD OF STANDARDS AND APPEALS CITY OF NEW YORK

JUL 3 1962

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No. 24

DIRECTORY

BOARD OF STANDARDS AND APPEALS

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EDWIN W. KLEINERT, Vice Chairman

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OFFICE—80 Lafayette Street, 9th Floor, Manhattan, New York 13, N. Y.

TELEPHONE—WOrth 4-4700, Extensions 812, 815, 810 and 811.

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Fire Drill Rules.

Warning.

COURT DECISION.

Matter of Nessler vs. Foley:—On July 11, 1961, the Board granted a variance on the application reopened on April 4, 1961 as Volume IV, based on a decision of the Borough Superintendent, under Sections 7f and 7i to permit in a business use district the erection and maintenance of a gasoline service station, lubritorium, non-automatic car wash, minor repairs with hand tools only, auto safety inspection station, ground sign, parking and storage of motor vehicles, for a term of fifteen (15) years; Calendar Number 758-30-BZ—Vol. IV; Premises 1507-1515 Myrtle Avenue and 278-290 Irving Avenue, northwest corner, Block 3318, Lot 1, Borough of Brooklyn.

At Supreme Court, Special Term, Part I, Mr. Justice McDonald affirmed the determination of the Board, vacated the order of certiorari and dismissed the petition.

(N. Y. Law Journal, June 7, 1962, page 15.)

NOTICE TO APPELLANTS AND APPLICANTS

No appeal or application will be entertained in connection with which court proceedings are pending or in progress, unless exception is granted by the chairman, nor accepted which is not filed within thirty days from the date of the action of the Administrative Official.

Any communication purporting to be an appeal or application shall be regarded as a mere notice of intention to seek relief until it is filed on the form required by the rules of this board.

Upon receipt of any such communication the writer will be supplied with the official forms for presenting his appeal or application.

At the time of filing an appeal or application, the appellant or applicant shall forward a signed notice of appeal addressed to the Administrative Official either Borough Superintendent of Buildings or Fire Commissioner and file with this board a duplicate of said notice.

Appellants and applicants are advised that their plans must indicate the points of the compass so as to establish the true location and position of the property, the subject of the appeal or application.

Appeals and applications will be simplified and their disposition expedited by conforming to these directions.

MAX H. FOLEY, *Chairman.*

NOTE OUR NEW TELEPHONE NUMBER— WOrth 4-4700 AND EXTENSIONS:

Chairman	— 820, 821
Director	— 822
Deputy Director	— 826
Secretary	— 823
Chief Clerk	— 810, 811
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447-62-A—F.D.—Decision 5-2-62, re—modification to the tank truck specifications—tank trucks are used in transportation and delivery of inflammable mixtures.

448-62-A—B.R.—41 Creston Place, north side, 100 feet east of Rosewood Place, Block 577, Lot 21, Tompkinsville, Borough of Richmond, N.B. 76-62, re—building not fronting on legal street.

449-62-A—F.D.—384 Evergreen Avenue, south side, 50 feet east of Greene Avenue, Block 3295, Lot 17, Borough of Brooklyn, F.D. Order No. 5094-1, re—sprinkler system.

450-62-A—B.M.—256-260 West 38th Street, south side, 200 feet east of 8th Avenue, Block 787, Lot 72, Borough of Manhattan, Alt. 2114-60, re—marquee.

451-62-A—B.M.—328-340 East 46th Street, south side, 160 feet west of United Nations Plaza, Block 1388, Lots 33 and 35, Borough of Manhattan, Alt. 234-62, re—non-transient parking by non-occupants—multiple dwelling.

452-62-BZ—B.Q.—160-25 76th Road, north side, 180 feet west of 162nd Street, Block 6836, Lot 4, Flushing, Borough of Queens, N.B. 119-62, re—water supply pump house, R3-2 district

453-62-A—B.R.—209 Currie Avenue, north side, 300 feet west of Emmet Avenue, Block 4711, Lot 17, Oakwood Heights, Borough of Richmond, N.B. 821-60, re—garage floor.

454-62-SA—Cesi "25", Coin Operated Clothes Dry-Cleaning Machine, manufactured by Consolidated Eng. Serv., Inc., Appliance.

455-62-A—B.R.—48 Elizabeth Avenue, east side, 105 feet south of Richmond Terrace, Block 150, Lot 400, West New Brighton, Borough of Richmond, N.B. 70-62, re—building not facing legal street.

456-62-A—B.M.—148-152 East 39th Street, south side, 100 feet east of Third Avenue, Block 894, Lot 52, Borough of Manhattan, Alt. 1669-53, re—proposed extension of pent-house walls at front and rear, multiple dwelling.

457-62-A—B.Q.—86-22 85th Street, west side, 130.64 feet north of Jamaica Avenue, Block 8853, Lot 100, Woodhaven, Borough of Queens, Alt. 2834-61, re—proposed extension of frame public building; provide 2 exits; stair enclosures.

458-62-SM—Kumpf Lacquering and Calendering Equipment Rekord & Meteor (sheet-fed machine for coating paper and cardboard with varnish), manufactured by A.G.E. van der Tuuk, Material.

459-62-A—F.D.—2279-2281 Third Avenue and 200-202 East 124th Street, southeast corner, Block 1788, Lot 47, Borough of Manhattan, F.D. 2654-1, re—sprinkler system.

460-62-SM—Zonolite Insulating Concrete, used as an insulating roof fill over metal or other structural roofs, manufactured by Zonolite Company, Material.

461-62-A—B.Q.—2606 213th Street, southwest corner 26th Avenue, Block 5999, Lot 23, Bayside, Borough of Queens, Alt. 2862-61, re—extension of an existing one family dwelling and doctor's office.

Restored to Docket

286-59-A—Vol. III—B.Bx.—1156 Simpson Street, east side, 149 feet 9 inches south of Home Street, Block 2728, Lot 11, Borough of The Bronx, Alt. 1055-61, re—unenclosed outside exits for 2nd and 3rd floors.

546-59-BZ—B.B.—1001-1013 East 69th Street and 6901-6917 Avenue K, northeast corner and 2063-2067 Ralph Avenue, Block 8339, Lot 1, Borough of Brooklyn, N.B. 1019-59, re—opened for consideration as to extension of time to complete, re—gasoline service station, lubritorium, car washing, parking of cars awaiting service, etc.—business use district.

485-38-BZ—B.Q.—168-29 88th Avenue, northwest corner of 168th Place, Block 9281, part of Lot 16, Jamaica, Borough of Queens, Misc. 5402-47, reopened for consideration as to extension of term of variance, re—parking and storage of more than five motor vehicles—business and residence use districts.

181-56-BZ—B.M.—313-315 West 142nd Street, north side, 64 feet 11 inches east of Bradhurst Avenue, Block 2043, Lots 32 and 33, Borough of Manhattan, Alt. 204-62, reopened for consideration as to extension of term of variance, re—parking lot—residence and retail use districts.

559-56-BZ—B.Bx.—200 West Tremont Avenue, south side, 59.65 feet west of Montgomery Avenue, Block 2877, Lots 522, 523 and 525, Borough of The Bronx, Alt. 620-56, reopened for consideration as to extension of term of variance, re—parking and storage of motor vehicles—residence use district.

RULES

Last Publication

Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier, Rules..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of.	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime) ..	Aug. 3, 1937—Vol. 22, No. 31
Coin-Operated Dry Cleaning Establishments, Rules Covering ..	Mar. 29, 1962—Vol. 47, No. 13
Dry Cleaning Establishments Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A

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Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior).....	April 15, 1958.
Fire Drill Rules	June 14, 1962—Vol. 47, No. 24
Fire Resistive, Flameproof Materials, etc., Rules for Testing of	Feb. 1, 1962—Vol. 47, No. 5
Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	June 30, 1960—Vol. 45, No. 26
Fireproof Wood, Testing of.....	Apr. 13, 1937—Vol. 22, No. 15
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Insulating Fibre Board Rules	Mar. 25, 1952—Vol. 37, No. 13A
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Feb. 11, 1947—Vol. 32, No. 6
Oil Burner Rules	June 25, 1959—Vol. 44, No. 25
Opening Protective Assemblies, Rules for Inspection of	May 27, 1954.
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules	Aug. 3, 1937—Vol. 22, No. 31
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply)	Nov. 13, 1956.
Procedure, Rules of	Oct. 8, 1959—Vol. 44, No. 40
Smoking in Factories, Rules for..	Feb. 22, 1962—Vol. 47, No. 8
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	Apr. 5, 1962—Vol. 47, No. 14
Sprinkler, Rules	June 29, 1937—Vol. 22, No. 26
Standpipe Fireline Rules	June 8, 1937—Vol. 22, No. 23
Structural Alterations, Reporting.	June 7, 1932—Vol. 17, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code)...	Sept. 3, 1946—Vol. 31, No. 36
Zoning Resolution, Rule to Supplement Section 19-A—	July 11, 1958.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

JUNE 12, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, June 12, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

326-56-SA

APPLICANT—General Electric Co., owner—Kitchen center under a one piece stainless steel top.

656-59-SM

APPLICANT—Lightolier Inc., for Integrated Ceilings Inc., owner—Plastic light diffusing ceiling.

500-60-SM

APPLICANT—Electro-Sonic Laboratories Inc., owner—Cone shaped perforated aluminum sound absorber.

424-61-SM

APPLICANT—K.H. Rippen for Glowing Ceilings Co., owner—Plastic light diffusing ceiling.

511-61-SM

APPLICANT—Colonial Sand & Stone Co., for Clinchfield Cool Co., owner—Aggregate used in concrete.

516-61-SM

APPLICANT—Erico Products Inc., owner—Means of attaching acoustical "T" bars.

621-61-SM

APPLICANT—Acoustical Ceilings Accessories Co., Inc., owner—Zee bar to be used in acoustical system.

1172-61-SM

APPLICANT—The Indiana Brass Co., Inc., owner—Anti-siphoning float valve for use in flush tanks.

1353-61-SM

APPLICANT—J. K. Hovind for the National Gypsum Company, owner—One and two hour non-load bearing fire resistive partitions.

1624-61-SA

APPLICANT—L. J. Wing Mfg. Co., Div.—Aero-Flow Dynamics, Inc., owner—Wing gas-fired fresh air supply units.

47-62-SM

APPLICANT—The Tile Council of America, Inc., owner—A self-curing Portland cement mortar for setting ceramic tile on floors and walls.

48-62-SM

APPLICANT—The Tile Council of America, Inc., owner—A self-curing Portland cement mortar for setting ceramic tile on floors and walls.

49-62-SM

APPLICANT—The Tile Council of America, Inc., owner—A self-curing Portland cement mortar for setting ceramic tile on floors and walls.

MAX H. FOLEY, *Chairman.*

JUNE 19, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, June 19, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

1806-61-BZ

APPLICANT—Dominick Salvati and Son for Ace Broom Company, Incorporated, owner.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Sections 7e, 19A (j) and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a one story building for the manufacture and storage of brooms with a loading and unloading berth within 25 feet of the intersection of streets, the building exceeds the permitted area coverage and encroaches on the required setbacks.

PREMISES AFFECTED—9501-9503 Avenue J, northeast corner of East 95th Street, Block 8203, Lot 12, Borough of Brooklyn.

1829-61-BZ

APPLICANT—Dominick Salvati and Son for Nic Homes Incorporated, owner.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection of a one story and cellar building for use as an ice cream parlor and doughnut shop with curb cuts to provide accessory parking in the open area.

PREMISES AFFECTED—5105 Kings Highway, southeast corner of East 52nd Street, Block 7969, Lot 304, Borough of Brooklyn.

1837-61-BZ

APPLICANT—Morris Rothstein and Son for Milton Arkin, Charles Korman and Charles Rosen, owners.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 9A of the Zoning Resolution, to permit in a class 1 height district, the erection of a six story and cellar multiple dwelling that exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—22-35 Dix Avenue, south side, 114.27 feet east of McBride Street, Block 15661, Lot 41, Far Rockaway, Borough of Queens.

1838-61-BZ

APPLICANT—Halpern, Shivitz, Scholer and Steingut for New York Life Insurance Company, owner; Longchamps, Incorporated, lessee.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning

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Resolution, to permit in a local retail use district, the extension of the uses of an existing restaurant to include cabaret and catering located on the first and second floor of a 19 story and penthouse multiple dwelling.

PREMISES AFFECTED—200-266 East 66th Street, south side, 1111-1127 Third Avenue, 201-257 East 65th Street, 1241-1259 Second Avenue, Entire Block, Block 1420, Lot 1, Borough of Manhattan.

1856-61-BZ

APPLICANT—Jack Brown for Federal Leasing Corporation, owner.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail use D-1 area district the proposed 15 story office building exceeding area coverage and height regulations.

PREMISES AFFECTED—97-77 Queens Boulevard, west side, from 64th Road to 65th Avenue, 64-24 to 64-40 98th Street, Block 2092, Lot 1, Forest Hills, Borough of Queens.

1865-61-BZ

APPLICANT—Albert Melniker for Catherine Costa, owner.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of the premises for accessory patron parking to the proposed retail stores located in the retail district.

PREMISES AFFECTED—290 Midland Avenue, south side, 150 feet east of Hylan Boulevard, 27 Zwicky Avenue, Block 3691, Lot 18, Grant City, Borough of Richmond.

1866-61-BZ

APPLICANT—Albert Melniker for Ephan Corporation, Incorporated, owner.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot accessory to a proposed retail store on the adjoining lot for a temporary term of ten years.

PREMISES AFFECTED—900 Forest Avenue, south side, 103.02 feet west of Elizabeth Street, Block 309, Lot 49, West New Brighton, Borough of Richmond.

1867-61-A

APPLICANT—Albert Melniker for Ephan Corporation, Incorporated, owner.

SUBJECT—Application December 12, 1961—Filed pursuant to Section 35 of the General City Law re—curb cut in bed of mapped street.

PREMISES AFFECTED—900 Forest Avenue, south side, 103.02 feet west of Elizabeth Street, Block 309, Lot 49, West New Brighton, Borough of Richmond.

1879-61-BZ

APPLICANT—Andrew Torregrossa Jr. for Andrew Torregrossa Holding Corporation, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Sections 7e and 7A of the Zoning Resolution, to permit in a local retail use district, the maintenance of a parking lot for accessory parking in conjunction with an existing funeral chapel across the street with a curb cut within 75 feet of a residence use district.

PREMISES AFFECTED—7902 13th Avenue, 1272 79th Street, southwest corner, Block 6267, Lot 38, Borough of Brooklyn.

1463-61-BZ

APPLICANT—Albert Melniker for John Harmon, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7c and 7h of the Zoning Resolution, to permit in a residence use dis-

trict the maintenance of an accessory parking lot to an existing funeral home on the adjoining lot located partly in a retail use district.

PREMISES AFFECTED—500 Davis Avenue, west side, 158.25 feet north of Forest Avenue, 149 Regan Avenue, Block 156, Lot 30, West New Brighton, Borough of Richmond.

Laid over from February 6, 1962, Without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision; then to May 15, 1962, at request of the applicant, for filing of revised application under a different section of the Zoning Resolution, applicant is to file new decision of the Borough Superintendent and to send out new twenty day notices to affected owners; then to June 19, 1962 for hearing, applicant to send out twenty day notices.

1786-61-BZ

APPLICANT—Max J. Kleiner and A. Harvey Radden for Brisk Garage, Incorporated, owner.

SUBJECT—Application November 27, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a business and residence use district, the change in use of an existing one story building from public garage to a factory and garage.

PREMISES AFFECTED—92-12 to 92-16 172nd Street, west side, 75.44 feet south of Jamaica Avenue, (170-28 Jamaica Avenue,) Block 10212, Lot 11, Jamaica, Borough of Queens.

Laid over from June 5, 1962, to June 19, 1962 for further hearing; applicant to submit two sets of drawings showing present and proposed conditions, and information as to type of factory, also to amend application to Section 7c of the Zoning Resolution.

1787-61-A

APPLICANT—Max J. Kleiner and A. Harvey Radden for Brisk Garage Incorporated, owner.

SUBJECT—Application November 27, 1961—Appeal from a decision of the Borough Superintendent re—building area, excessive.

PREMISES AFFECTED—92-12 to 92-16 172nd Street, west side, 75.44 feet south of Jamaica Avenue, 170-28 Jamaica Avenue, Block 10212, Lot 11, Jamaica, Borough of Queens.

545-57-BZ

APPLICANT—Leonard F. Rothkrug for Mario Gitto, doing business as Joseph Gitto and Sons, owners.

SUBJECT—Application reopened May 22, 1962 for consideration as to extension of time to complete, expired July 21, 1960—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a residence use, C area district, the change in occupancy and extension of a one family dwelling and four car garage to wholesale grocery occupying more than the permitted area.

PREMISES AFFECTED—155 Hopkinson Avenue, east side, 25 feet north of Hull Street and 101 Hull Street, north side, 70 feet east of Hopkinson Avenue, Block 1533, Lot 2, Borough of Brooklyn.

425-56-BZ

APPLICANT—Joseph Schafran for B. Crystal and Con, Inc., owner.

SUBJECT—Application reopened May 22, 1962 for consideration as to extension of term of variance, expires June 18, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district the parking and storage of motor vehicles.

PREMISES AFFECTED—420-424 West 23rd Street, south side, 199 feet 6 inches west of 9th Avenue, Block 720, Lot 57, Borough of Manhattan.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

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1228-40-BZ-Vol. III

APPLICANT—Larry Meltzer for Avenue P and East 19th Street Incorporated, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use, E area district, at an existing two story building occupied as stores, sales and showrooms and manufacturing of ladies coats, the erection of a one story extension into the residence portion for an additional store, the proposed extension exceeds the permitted area coverage, encroaches on the required setbacks and has a business sign.

PREMISES AFFECTED—1610-1620 East 19th Street and 1816-1824 Avenue P, south west corner, Block 6781, Lot 7, Borough of Brooklyn.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision; then to March 27, 1962, for hearing and decision; then to May 22, 1962, for decision at request of applicant, to submit additional information; then to June 19, 1962, for decision; at request of the applicant, for checking with new Zoning Resolution and possible withdrawal.

1815-61-BZ

APPLICANT—Joseph Mitchell for Abraham Hirschfeld, owner.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, the erection of a four story and cellar building for use as an open type parking garage.

PREMISES AFFECTED—166-172 West 58th Street, south side, 125 feet east of Seventh Avenue, Block 1010, Lots 57, 58, 58½ and 59, Borough of Manhattan.

Hearing closed—Laid over from May 29, 1962 to June 19, 1962, for inspection and decision.

1816-61-A

APPLICANT—Joseph Mitchell for Abraham Hirschfeld, owner.

SUBJECT—Application December 7, 1961—Appeal from a decision of the Borough Superintendent re—opening in rear of building.

PREMISES AFFECTED—166-172 West 58th Street, south side, 125 feet east of Seventh Avenue, Block 1010, Lots 57, 58, 58½ and 59, Borough of Manhattan.

209-30-BZ—Vol. II

APPLICANT—Carl H. Salminen for Malcom C. Butler, owner; George Thompson, lessee.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, the rehabilitation of the premises by removing part of the accessory building, installing new pump islands, relocating a curb cut and to continue the use of gasoline service station, office, storage and accessory parking for more than five cars for a temporary term of twenty years.

PREMISES AFFECTED—220-05 Northern Boulevard and 43-33 220th Street, north east corner, Block 6323, Lot 27, Bayside, Borough of Queens.

Hearing closed—Laid over from June 5, 1962, to June 19, 1962, for inspection and decision; applicant to file revised drawings of present and proposed conditions.

889-60-BZ—Vol. II

APPLICANT—Irving P. Marks for Angelinea Cassarino, owner.

SUBJECT—Application reopened February 6, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, in an existing three story building with a restaurant on the first floor, the erection of a one story extension and the rearrangement to provide catering with parking in the open area, the upper floors to be unoccupied.

PREMISES AFFECTED—8850-8860 17th Avenue, north side, 115.30 feet west of Cropsey Avenue, Block 6461, Lot 42, Borough of Brooklyn.

Hearing closed—Laid over from June 5, 1962, to June 19, 1962, for inspection and decision; hearing closed.

1740-61-BZ

APPLICANT—E. Richard Crino for Nicholas Vetoulis, owner.

SUBJECT—Application November 27, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business and residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—3322 Decatur Avenue, east side, 245 feet north of East 209th Street, Block 3355, Lot 90, Borough of The Bronx.

Hearing closed—Laid over from June 5, 1962, to June 19, 1962, for inspection and decision; applicant to submit additional drawing.

1785-61-BZ

APPLICANT—Abraham Farber for William J. Burke Sons Company, Incorporated, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the use of existing curb cuts and change of use of building from garage to office and storage of steel wire and cargo handling blocks for ships.

PREMISES AFFECTED—327-329 Fourth Street, north side, 137 feet 10½ inches east of 5th Avenue, Block 982, Lot 68, Borough of Brooklyn.

Hearing closed—Laid over from June 5, 1962, to June 19, 1962, for inspection and decision.

1830-61-BZ

APPLICANT—Burke and Groh for Fountain Realty Corporation, owner.

SUBJECT—Application December 5, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the erection of a two story and cellar building for use as stores and storage with offices on the second floor.

PREMISES AFFECTED—247-10 South Conduit Avenue, southeast corner of 247th Street, Block 13621, Lots 13 and 18, Springfield Gardens, Borough of Queens.

Hearing closed—Laid over from June 5, 1962, to June 19, 1962, for inspection and decision; applicant to file additional drawings.

344-62-BZ

APPLICANT—H. M. Cole for Teachers College Columbia University, Incorporated, owner.

SUBJECT—Application April 13, 1962—decision of the Borough Superintendent, under Sections 73-121 and 73-122 of the Zoning Resolution, to permit in a R1-2 district, the conversion of a private dwelling to a college building.

PREMISES AFFECTED—4675 Hadley Avenue, southwest corner of West 247th Street, Block 3418, Lot 411, Borough of The Bronx.

Hearing closed—Laid over from June 5, 1962, to June 19, 1962, for inspection and decision; applicant to submit additional drawing and information.

345-62-A

APPLICANT—H. M. Cole for Teachers College Columbia University, Incorporated, owner.

SUBJECT—Application April 13, 1962—Appeal from decision of the Borough Superintendent, re—Class 3 building, egress, stair construction.

PREMISES AFFECTED—4675 Hadley Avenue, west side, southwest corner of 247th Street, Block 3418, Lot 411, Borough of The Bronx.

1794-61-BZ

APPLICANT—Harry Soled for Sam Tanowsky, owner; Terry Douglas and Barney Harper, lessee.

SUBJECT—Application December 5, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and residence use D and E area district, the extension of building ex-

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ceeding allowable area coverage for use as an automobile service station including body and fender work, painting and spraying and use of acetylene torch for minor welding. PREMISES AFFECTED—109-42 Sutphin Boulevard, southwest corner of Glassboro Avenue, Block 11950, Lot 388, Jamaica, Borough of Queens.

Hearing closed—Laid over from May 29, 1962, to June 5, 1962, for continued hearing at the request of the objector; applicant to submit statement; then to June 19, 1962 for inspection and decision.

1780-61-BZ

APPLICANT—Lama, Proskauer and Prober for North Queens Realty Company Incorporated, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Sections 7a, 7e and 21 of the Zoning Resolution, to permit in a residence use "D" area a one story extension to a frame building, exceeding area coverage, for use as a real estate office in a residence "D" area district.

PREMISES AFFECTED—46-98 192nd Street, 46-98 Hollis Court Boulevard, southwest corner, Block 5603, Lot 27, Flushing, Borough of Queens.

Hearing closed—Laid over from May 22, 1962, to June 5, 1962, for inspection and decision; then to June 19, 1962, for decision; applicant to submit revised drawings.

1781-61-A

APPLICANT—Lama, Proskauer and Prober for North Queens Realty Co., owner.

SUBJECT—Application December 4, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 frame building ext.

PREMISES AFFECTED—46-98 192nd Street, 46-98 Hollis Court Blvd., southwest corner, Block 5603, Lot 27, Flushing, Borough of Queens.

MAX H. FOLEY, *Chairman.*

JUNE 19, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, June 19, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

187-61-A

APPLICANT—Joseph B. Cooper and Sons Incorporated, lessee for 180 Varick Street Corporation, owner.

SUBJECT—Application February 16, 1961—Appeal from an order of the Fire Commissioner re—exit doors.

PREMISES AFFECTED—180 Varick Street, east side, from King Street to Charlton Street, Block 519, Lots 10, 67, 68 and 70, Borough of Manhattan.

272-61-A

APPLICANT—First Island Corporation, Second Island Corporation, owners; Neisner Stores Company, lessee.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—1399 Forest Avenue, northeast corner of Barrett Avenue, Block 384, Lot 35, Port Richmond, Borough of Richmond.

278-61-A

APPLICANT—Samuel Rosenblum for 106-108 Fulton Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—94 Fulton Street, south side, 100 feet 7 inches east of William Street, Block 77, Lot 21, Borough of Manhattan.

279-61-A

APPLICANT—Herzog and Schecter for 20 John Street Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—20 John Street, south side, 215 feet east of Broadway, Block 65, Lot 22, Borough of Manhattan.

851-61-A

APPLICANT—Max Siegel Associates for Jad Realty Cor-

poration, owner. Kliegman Brothers, Incorporated, lessee. SUBJECT—Application June 7, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—76-01 77th Avenue, 77-11 to 77-15 76th Street, northeast corner, Block 3803, Lots 91 and 92, Glendale, Borough of Queens.

284-61-A

APPLICANT—Samuel W. Ross for Meyer Weiner, owner.

SUBJECT—Application March 9, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—71 Pearl Street, north side, 25 feet 3½ inches west of Counties Alley, and 38 Stone Street, Block 29, Lots 10 and 17, Borough of Manhattan.

285-61-A

APPLICANT—Grand Machinery Exchange Incorporated, owners.

SUBJECT—Application March 9, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—209-211 Hester Street, northwest corner Baxter Street, Block 235, Lot 24, Borough of Manhattan.

1010-61-A

APPLICANT—Carl H. Salminen for Edward M. Morris, owner.

SUBJECT—Application June 29, 1961—Appeal from a decision of the Borough Superintendent re—Frame building, extension of business use, exterior wood frame walls, etc.

PREMISES AFFECTED—69-30 Queens Boulevard, south side, 90.99 feet west of 70th Street, Block 2432, Lot 26, Woodside, Borough of Queens.

1820-61-A

APPLICANT—Charles M. Spindler for Jav Associates Incorporated, owner.

SUBJECT—Application filed December 8, 1961—filed pursuant to Section 270 of the Labor Law, re—exits, and live load.

PREMISES AFFECTED—173-175 Fifth Avenue, east side, 74 feet north of Berkley Place, Block 950, Lot 5, Borough of Brooklyn.

129-62-A

APPLICANT—Hector Ferreras for Peter Gillespie, owner.

SUBJECT—Application January 30, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—132 Fisher Avenue, southwest corner of Orchard Avenue, Block 8022, Lot 79, Tottenville, Borough of Richmond.

130-62-A

APPLICANT—Hector Ferreras for Naman Building Corporation, owner.

SUBJECT—Application January 30, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—160 Adelaide Avenue, south side, 19.56 feet west of Platt Street, Block 4705, Lot 171, Oakwood, Borough of Richmond.

135-62-A

APPLICANT—Hector Ferreras for Henry G. Stiles, Incorporated, owner.

SUBJECT—Application February 1, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—261 Fisher Avenue, east side, 153.42 feet north of Amboy Road, Block 8042, Lot 18, Tottenville, Borough of Richmond.

162-62-A

APPLICANT—Hector Ferreras for Franto Realty Corporation, owner.

SUBJECT—Application February 13, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—9 Greaves Court, south side,

CALENDAR

73.00 feet east of Exeter Street, Block 4568, Lot 5, Great Kills, Borough of Richmond.

163-62-A

APPLICANT—Hector Ferreras for Franto Realty Corporation, owner.

SUBJECT—Application February 13, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—15 Greaves Court, south side, 75.71 feet west of Greaves Avenue, Block 4568, Lot 8, Great Kills, Borough of Richmond.

164-62-A

APPLICANT—Hector Ferreras for Franto Realty Corporation, owner.

SUBJECT—Application February 13, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—21 Greaves Court, southwest corner of Greaves Avenue, Block 4568, Lot 11, Great Kills, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

JUNE 26, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon*, June 26, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

437-62-GR—Storage of Liquid Oxygen, Nitrogen or Argon.

219-58-SA

APPLICANT—Caloric Appliance Corp., owner—Domestic type gas fired incinerator.

225-58-SA

APPLICANT—The Vendor Co., owner—Vending Machine.

569-59-SM

APPLICANT—Frankel Associates, Inc., owner—Drapery fabric.

642-59-SM

APPLICANT—C. G. Pardee Co., Inc., owner—Admixture for cement mortar and concrete.

1618-61-SM

APPLICANT—H. Perrine for Baldwin-Ehret-Hill, Inc., owner—Incombustible acoustical tile.

1627-61-SM

APPLICANT—Michigan Bolt & Nut Co., Inc., owner—Bolts for fastening structural steel.

1860-61-SM

APPLICANT—H. Perrine for Fiberlux Products, Inc., owner—Material to be used in locations where glass is allowed such as skylights, patio roofs, awnings, partitions, etc.

331-62-SM

APPLICANT—Ben Rose, owner—Flameproof drapery fabric.

MAX H. FOLEY, *Chairman.*

JULY 3, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning*, July 3, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matters:

615-47-BZ—Vol. III

APPLICANT—Samuel Rosenblum for Alley Park Housing Corporation, Long term lease.

SUBJECT—Application reopened February 14, 1962 as Volume III—decision of the Borough Superintendent, under Sections 19B (e) and 21 of the Zoning Resolution, to permit in a residence use, D area district, the removal of the required parking spaces in an existing housing development and the erection of a snack bar, locker room, swimming pool and recreation area for use by the tenants.

PREMISES AFFECTED—64-03 to 65-51 224th Street, east side, from 64th Avenue to 67th Avenue, 224-06 to 224-64 64th Avenue and 224-03 to 224-65 67th Avenue, Block 7660, Lot 2, Bayside, Borough of Queens.

1762-61-BZ

APPLICANT—Goldwater and Flynn for Lincoln Arcade, Incorporated, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7c, 19B (e) and 21 of the Zoning Resolution, to permit in a retail and residence use, C and D area district, the erection of a one story and cellar shopping center and loading berth extending into the residence district in conjunction with the erection of a 24 story multiple dwelling with accessory swimming pool and transient parking for the excess spaces in the required accessory garage.

PREMISES AFFECTED—96-02 62nd Drive, 62-54 to 62-98 97th Street, southwest corner, 95-19 to 95-39 63rd Road, Block 2084, Lot 11, Rego Park, Borough of Queens.

1763-61-A

APPLICANT—Goldwater and Flynn for Lincoln Arcade, Incorporated, owner.

SUBJECT—Application November 28, 1961—Filed pursuant to Section 60 of the Multiple Dwelling Law re—Garage spaces.

PREMISES AFFECTED—96-02 62nd Drive, 62-54 to 62-98 97th Street, southwest corner, 95-19 to 95-39 63rd Road, Block 2084, Lot 11, Rego Park, Borough of Queens.

1828-61-BZ

APPLICANT—Patrick D. Concagh for Edith Kaplan, owner.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, E area district, the erection of a one family dwelling that exceeds the permitted area coverage and encroaches on the required setbacks.

PREMISES AFFECTED—2841 Wilkinson Avenue, 2001 Mayflower Avenue, northwest corner, Block 4226, Lot 183, Borough of The Bronx.

1863-61-BZ

APPLICANT—Albert Melniker for Milton, Sam, Morris and Harry Jaeger, owners.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail C district, the extension of the existing building exceeding permissible coverage.

PREMISES AFFECTED—1367 Forest Avenue, north side, 250.06 feet east of Barrett Avenue, Block 384, Lot 19, Port Richmond, Borough of Richmond.

1869-61-BZ

APPLICANT—Haus and Bresin for Dalia Realty Incorporated, owner; Harold Stern and Fischel Rosenberg, lessee.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Sections 7f, 7i and 21 of the Zoning Resolution, to permit in a retail and manufacturing use district, the erection and maintenance of a gasoline service station, non-automatic car washing, lubricatorium, office, sales of accessories, minor repairs with hand tools only and the parking and storage of more than five motor vehicles with a ground sign for a temporary term of twenty years.

PREMISES AFFECTED—634-644 Gates Avenue, 288-294 Sumner Avenue, southwest corner, Block 1816, Lots 27, 28, 29, 30, 31, 32, 33 and 34, Borough of Brooklyn.

1870-61-BZ

APPLICANT—Halperin, Shivitz, Scholer and Steingut for Longchamps, Incorporated, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district in an existing five story building, the extension of the use of restaurant on the first floor to include cabaret.

PREMISES AFFECTED—1015-1019 Madison Avenue, east side, 45 feet 4 inches north of East 78th Street, Block 1393, Lots 21, 121 and 122, Borough of Manhattan.

1877-61-BZ

APPLICANT—Gustave W. Iser for Progressive Property Corporation, owner.

CALENDAR

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a D-1 district, the erection of a multiple dwelling within two miles of an airport which exceeds the permitted height.

PREMISES AFFECTED—139-55 35th Avenue, north side, 375.02 feet west of Parsons Boulevard, Block 4994, Lot 78, Flushing, Borough of Queens.

1890-61-BZ

APPLICANT—Morton S. Cahn for Irving and Leon Polansky, owners.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, at an existing gasoline service station, garage, laundry, office, repair shop and greasing room, the extension of the uses to include the sale of used cars.

PREMISES AFFECTED—149-20 Rockaway Boulevard, southwest corner of 150th Street, Block 12104, Lot 22, Jamaica, Borough of Queens.

1892-61-BZ

APPLICANT—Leonard F. Rothkrug for L.G.E. Realty Corporation, owner; Vinocur Floor Coverings, lessee.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use, C area district, the extension of an existing one story building to occupy more than the permitted area.

PREMISES AFFECTED—1750-1762 McDonald Avenue, west side, 262 feet 8¾ inches north of 65th Street, Block 6607, Lots 26, 28 and 30, Borough of Brooklyn.

1893-61-A

APPLICANT—Leonard F. Rothkrug for L.G.E. Realty Corporation, owner; Vinocur Floor Coverings, lessee.

SUBJECT—Application December 7, 1961—Appeal from a decision of the Borough Superintendent, re—Class 3 building, floor area.

PREMISES AFFECTED—1750-1762 McDonald Avenue, west side, 262 feet 8¾ inches north of 65th Street, Block 6607, Lots 26, 28 and 30, Borough of Brooklyn.

1903-61-BZ

APPLICANT—Simeon Heller and George J. Meltzer for Borchard Affiliations, Incorporated, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, in an existing 11 story and basement multiple dwelling, the change in use of a portion of the basement to an art gallery.

PREMISES AFFECTED—50 East 78th Street, south side, 100 feet east of Madison Avenue, Block 1392, Lot 47, Borough of Manhattan.

559-56-BZ

APPLICANT—Daniel Kushner for Joseph L. Greenberg, owner.

SUBJECT—Application reopened June 5, 1962 for consideration as to extension of term of variance, expired May 28, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, parking and storage of motor vehicles.

PREMISES AFFECTED—200 West Tremont Avenue, south side, 59.65 feet west of Montgomery Avenue, Block 2877, Lots 522, 523 and 525, Borough of The Bronx.

181-56-BZ

APPLICANT—Joseph Lau for A. L. Eastmond and Sons, Inc., owner.

SUBJECT—Application reopened June 5, 1962 for consideration as to extension of term of variance, expired July 24, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7h and 7e of the Zoning Resolution, permitting in a residence and retail use districts, parking and storage of motor vehicles.

PREMISES AFFECTED—313-315 West 142nd Street,

north side, 64 feet 11 inches east of Bradhurst Avenue, Block 2043, Lots 32 and 33, Borough of Manhattan.

485-38-BZ

APPLICANT—Burke and Groh for Edith B. Pyne, owner.

SUBJECT—Application reopened June 5, 1962 for consideration as to extension of term of variance, expired May 14, 1962—decision of the Borough Superintendent, previously granted on condition under Section 7h of the Zoning Resolution, permitting in a business and residence use districts, the parking and storage of motor vehicles.

PREMISES AFFECTED—168-29 88th Avenue, northwest corner of 168th Place, Block 9281, part of Lot 16, Jamaica, Borough of Queens.

546-59-BZ

APPLICANT—Lama, Proskauer and Prober for Astoria Holding Corp., owner.

SUBJECT—Application reopened June 5, 1962 for consideration as to extension of time to complete, expired January 31, 1962—decision of the Borough Superintendent, previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a business use district, the erection and maintenance of a gasoline service station, lubritorium, car washing, minor auto repairs, store, storage room and parking of cars awaiting service.

PREMISES AFFECTED—1001-1013 East 69th Street and 6901-6917 Avenue K, northeast corner and 2063-2067 Ralph Avenue, Block 8339, Lot 1, Borough of Brooklyn.

733-56-BZ

APPLICANT—Carl Puchall for Lillian Reinschreiber and Abraham I. Mayer, owners.

SUBJECT—Application reopened May 8, 1962 for consideration as to extension of term of variance, expired March 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—283 East 164th Street, northwest corner of College Avenue, Block 2432, Lot 19, Borough of The Bronx.

Laid over from June 5, 1962, to July 3, 1962, for inspection and decision; as to extension of term of variance; applicant is to put sidewalks, curbs and paving of the lot in good condition and remove all rubbish.

80-54-BZ—Vol. II

APPLICANT—Irwin Emerman for Dryden Hotel Association, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, B area, Class 1½ height district in an existing 16 story and penthouse multiple dwelling, the increase in the area of the penthouse enlarge the present private dining room, the proposed extension encroaches on the required rear yard and encroaches on the height setback.

PREMISES AFFECTED—148-152 East 39th Street, south side, 100 feet east of Third Avenue, Block 894, Lot 52, Borough of Manhattan.

Hearing closed—Laid over from May 8, 1962, to May 22, 1962, for inspection and decision; applicant to submit statement as to jurisdiction; then to May 29, 1962, for decision; applicant to file Administrative Appeal under Section 310 of the Multiple Dwelling Law; then to June 5, 1962 for decision at the request of the applicant; then to July 3, 1962 for decision; after administrative appeal filed in conjunction therewith has been processed.

456-62-A

APPLICANT—Irwin Emerman for Dryden Hotel Association, owner.

SUBJECT—Application May 29, 1962—Appeal from a decision of the Borough Superintendent, re—Extension of penthouse walls.

PREMISES AFFECTED—148-152 East 39th Street, south

CALENDAR

side, 100 feet east of Third Avenue, Block 894, Lot 52, Borough of Manhattan.

MAX H. FOLEY, *Chairman.*

JULY 3, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, July 3, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

42-59-A—Vol. II

APPLICANT—Charles M. Shapiro for E. B. Realty Corporation, owner; Mareth Steel Corporation, lessee.

SUBJECT—Application reopened November 9, 1960 as Volume II—appeal from a decision of the Borough Superintendent re—use of gas-fired ovens, not approved.

PREMISES AFFECTED—110-118 50th Street, south east corner of 1st Avenue, Block 788, Lots 9 and 13, Borough of Brooklyn.

588-60-A—Vol. II

APPLICANT—Arnold W. Lederer for 2513 Bedford Corporation, owner.

SUBJECT—Application reopened February 20, 1962 as Volume II—Appeal from a decision of the Fire Commissioner, re—Sprinkler system.

PREMISES AFFECTED—2513 Bedford Avenue, east side, 210 feet south of Clarendon Road, Block 5190, Lot 73, Borough of Brooklyn.

294-61-A

APPLICANT—Atz Realty Corporation, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—248 Water Street, northwest corner of Peck Slip, Block 98, Lot 6, Borough of Manhattan.

536-61-A

APPLICANT—H. E. Horwood for Harold Klein, owner.

SUBJECT—Application April 25, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler system and Appeal from Decision of the Borough Superintendent re—Fire Escapes.

PREMISES AFFECTED—414 Broadway, east side, 33 feet 8 inches south of Canal Street, Block 196, Lot 8, Borough of Manhattan.

1672-61-A

APPLICANT—Alfred Rader and Morris Hannes for Eveready Machinists, Incorporated, owner.

SUBJECT—Application November 10, 1961—Appeal from an order and decision of the Fire Commissioner, re—Sprinkler System.

PREMISES AFFECTED—137 West 19th Street, north side, 417.4 feet west of Avenue of the Americas, Block 795, Lot 19, Borough of Manhattan.

1784-61-A

APPLICANT—Miles A. Gordon for 44 East 57th Street, Corporation, owner.

SUBJECT—Application December 5, 1961—Appeal from a decision of the Borough Superintendent, re—Class 3 construction, addition of third, fourth and fifth floors.

Show windows and doors.

PREMISES AFFECTED—44 East 57th Street, south side, 212.15 feet east of Madison Avenue, Block 1292, Lot 44, Borough of Manhattan.

187-62-A

APPLICANT—Joseph H. Lombardi for Victrex Management Corporation, owner.

SUBJECT—Application February 20, 1961—Filed pursuant to Sections 34 and 216 of the Multiple Dwelling Law, cellar apartments, and windows.

PREMISES AFFECTED—420 East 78th Street, south side, 290.55 feet east of First Avenue, Block 1472, Lot 38, Borough of Manhattan.

279-62-A

APPLICANT—John E. Paggioli for Jack Tully, owner.

SUBJECT—Application March 28, 1962—Filed pursuant to Section 36 of the General City Law, re—building not fronting on legal street.

PREMISES AFFECTED—80 Summit Street, west side, 804.9 feet north of Richmond Road, Block 951, Lot 13, New Dorp, Borough of Richmond.

280-62-A

APPLICANT—John E. Paggioli for William Whalen, owner.

SUBJECT—Application March 28, 1962—Filed pursuant to Section 36 of the General City Law, re—building not fronting on legal street.

PREMISES AFFECTED—26 Roswell Avenue, south side, 228.65 feet east of Victory Boulevard, Block 2637, Lot 69, Travis, Borough of Richmond.

281-62-A

APPLICANT—John E. Paggioli for Frank and Rizzeri Puliafico, owners.

SUBJECT—Application March 28, 1962—Filed pursuant to Section 36 of the General City Law, re—building not fronting on legal street.

PREMISES AFFECTED—45 Cuba Avenue, west side, 325.36 feet south of New Dorp Lane, Block 4033, Lot 18, New Dorp Beach, Borough of Richmond.

282-62-A

APPLICANT—John E. Paggioli for Kathleen Winter, owner.

SUBJECT—Application March 28, 1962—Filed pursuant to Section 36 of the General City Law, re—building not fronting on a legal street.

PREMISES AFFECTED—55 Waterside street, north side, 90 feet west of Cedar Grove Avenue, Block 4079, Lot 9, New Dorp Beach, Borough of Richmond.

376-62-A

APPLICANT—James Whitford, Jr. for Phoebe Hahn, owner.

SUBJECT—Application April 26, 1962—Filed pursuant to Section 36 art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—229 Auburn Avenue, northwest corner of Woodbine Avenue, Block 1506, Lot 1, Westerleigh, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

MINUTES

REGULAR MEETING

TUESDAY MORNING, JUNE 5, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon May 22, 1962, were approved as printed in the Bulletin of May 31, 1962, Vol. 47, No. 22.

209-30-BZ—Vol. II

APPLICANT—Carl H. Salminen for Malcolm C. Butler, owner; George Thompson, lessee.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, the rehabilitation of the premises by removing part of the accessory building, installing new pump islands, relocating a curb cut and to continue the use of gasoline service station, office, storage and accessory parking for

MINUTES

more than five cars for a temporary term of twenty years.

PREMISES AFFECTED—220-05 Northern Boulevard and 43-33 220th Street, north east corner, Block 6323, Lot 27, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Carl H. Salminen and George B. Thompson.

For Opposition: Anne Lubniewski.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A. M. for inspection and decision; applicant to file revised drawings of present and proposed conditions; hearing closed.

80-54-BZ—Vol. II

APPLICANT—Irwin Emerman for Dryden Hotel Association, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, B area, Class 1½ height district in an existing 16 story and penthouse multiple dwelling, the increase in the area of the penthouse, enlarge the present private dining room, the proposed extension encroaches on the required rear yard and encroaches on the height setback.

PREMISES AFFECTED—148-152 East 39th Street, south side, 100 feet east of Third Avenue, Block 894, Lot 52, Borough of Manhattan.

APPEARANCES—

For Applicant: Irwin Emerman.

For Opposition: None.

ACTION OF BOARD—Laid over to July 3, 1962, at 10 A.M. for decision; after administrative appeal filed in conjunction therewith has been processed; hearing previously closed.

733-56-BZ

APPLICANT—Carl Puchall for Lillian Reinschreiber and Abraham I. Mayer, owners.

SUBJECT—Application reopened May 8th, 1962 for consideration as to extension of term of variance, expired March 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—283 East 164th Street, northwest corner of College Avenue, Block 2432, Lot 19, Borough of The Bronx.

APPEARANCES—

For Applicant: Harry Soled.

For Opposition: None.

ACTION OF BOARD—Laid over to July 3, 1962, at 10 A.M. for inspection and decision as to extension of term of variance; applicant is to put sidewalks, curbs and paving of the lot in good condition and remove all rubbish.

889-60-BZ—Vol. II

APPLICANT—Irving P. Marks for Angelinea Cassarino, owner.

SUBJECT—Application reopened February 6, 1962, as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, in an existing three story building with a restaurant on the first floor, the erection of a one story extension and the rearrangement to provide catering with parking in the open area, the upper floors to be unoccupied.

PREMISES AFFECTED—8850-8860 17th Avenue, north side, 115.30 feet west of Cropsey Avenue, Block 6461, Lot 42, Borough of Brooklyn.

APPEARANCES—

For Applicant: Irving P. Marks and Sal Cassarino.

For Opposition: Daniel J. and Grace Pasqua, Angelo J. Arculeo, Jack and Vita Ursino and Maria Gagliano.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for inspection and decision; hearing closed.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, southeast corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for decision, applicant to submit amended drawings; hearing previously closed.

1456-61-BZ

APPLICANT—Leonard Lazarus for John Martinelli, owner; Runway 19, Incorporated, lessee.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7h and 19B (e) of the Zoning Resolution, to permit in a residence use F area district, the maintenance of a parking lot to provide parking spaces for a proposed hotel that is not on the same lot.

PREMISES AFFECTED—151-07 North Conduit Boulevard, northeast corner of 151st Place, Block 12133, Lot 1, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for continued hearing and information previously requested by the Board; applicant to be notified to be present.

1740-61-BZ

APPLICANT—E. Richard Crino for Nicholas Vetoulis, owner.

SUBJECT—Application November 27, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—3322 Decatur Avenue, east side, 245 feet north of East 209th Street, Block 3355, Lot 90, Borough of The Bronx.

APPEARANCES—

For Applicant: E. Richard Crino, Nicholas Vetoulis, Henry Stanton and Chris Vetoulis.

For Opposition: Olga Forman, A. J. Knoch and Ellen R. Modjeska.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for inspection and decision; applicant to submit additional drawing; hearing closed.

1780-61-BZ

APPLICANT—Lama, Proskauer and Prober for North Queens Realty Company Incorporated, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Sections 7a, 7e and 21 of the Zoning Resolution, to permit in a residence use "D" area district a one story extension to a frame building, exceeding area coverage, for use as a real estate office in a residence use D area district.

PREMISES AFFECTED—46-98 192nd Street, 46-98 Hollis Court Boulevard, southwest corner, Block 5603, Lot 27, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for decision; applicant to submit revised drawings; hearing previously closed.

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1781-61-A

APPLICANT—Lama, Proskauer and Prober for North Queens Realty Co., owner.

SUBJECT—Application December 4, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 frame building ext.

PREMISES AFFECTED—46-98 192nd Street, 46-98 Hollis Court Boulevard, southwest corner, Block 5603, Lot 27, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for decision; after revised drawings are submitted in conjunction with Cal. No. 1780-61-BZ; hearing previously closed.

1785-61-BZ

APPLICANT—Abraham Farber for William J. Burke Sons Company, Incorporated, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the use of existing curb cuts and change of use of building from garage to office and storage of steel wire and cargo handling blocks for ships.

PREMISES AFFECTED—327-329 Fourth Street, north side, 137 feet 10½ inches east of 5th Avenue, Block 982, Lot 68, Borough of Brooklyn.

APPEARANCES—

For Applicant: Abraham Farber and Eugene T. Burke.

For Opposition: None.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for inspection and decision; hearing closed.

1786-61-BZ

APPLICANT—Max J. Kleiner and A. Harvey Radden for Brisk Garage, Incorporated, owner.

SUBJECT—Application November 27, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a business and residence use district, the change in use of an existing one story building from public garage to a factory and garage.

PREMISES AFFECTED—92-12 to 92-16 172nd Street, west side, 75.44 feet south of Jamaica Avenue, 170-28 Jamaica Avenue, Block 10212, Lot 11, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: A. Harvey Radden and Max J. Kleiner.

For Opposition: Alex Drogichen, Anna Cappioglio, Mildred Lubrano, Lucy Barba and Filomena Mignardi.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for further hearing; applicant to submit two sets of drawings showing present and proposed conditions and information as to type of factory, also to amend application to Section 7c of the Zoning Resolution.

1787-61-A

APPLICANT—Max J. Kleiner and A. Harvey Radden for Brisk Garage Incorporated, owner.

SUBJECT—Application November 27, 1961—Appeal from a decision of the Borough Superintendent re—building area, excessive.

PREMISES AFFECTED—92-12 to 92-16 172nd Street, west side, 75.44 feet south of Jamaica Avenue, 170-28 Jamaica Avenue, Block 10212, Lot 11, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Max J. Kleiner and A. Harvey Radden.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for further hearing in conjunction with Cal. No. 1787-61-A.

1794-61-BZ

APPLICANT—Harry Soled for Sam Tanowsky, owner; Terry Douglas and Barney Harper, lessee.

SUBJECT—Application December 5, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and residence use, D and E area district, the extension of building exceeding allowable area coverage for use as an automobile service station including body and fender work, painting and spraying and use of acetylene torch for minor welding.

PREMISES AFFECTED—109-42 Sutphin Boulevard, southwest corner of Glassboro Avenue, Block 11950, Lot 388, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Harry Soled.

For Opposition: Max M. Lome, John Dubniewicz, and Richard Moody, Jr.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for inspection and decision; hearing closed.

1826-61-BZ

APPLICANT—Carl H. Salminen for Ernesto Raffellini, owner.

SUBJECT—Application December 8, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, D and F area district, the erection of a one story and cellar building for use as a restaurant that exceeds the permitted area coverage.

PREMISES AFFECTED—17-12 Utopia Parkway, west side, 82.63 feet north of 17th Road, Block 5741, Lot 38, Whitestone, Borough of Queens.

APPEARANCES—

For Applicant: Carl H. Salminen, Robert Raffellini and Ernesto Raffellini.

For Opposition: Erwin K. Fingerit and Abraham Goldat.

ACTION OF BOARD—Laid over to June 12, 1962, at 10 A.M. for continued hearing at the request of an objector.

1830-61-BZ

APPLICANT—Burke and Groh for Fountain Realty Corporation, owner.

SUBJECT—Application December 5, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the erection of a two story and cellar building for use as stores and storage with offices on the second floor.

PREMISES AFFECTED—247-10 South Conduit Avenue, southeast corner of 247th Street, Block 13621, Lots 13 and 18, Springfield Gardens, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: None.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for inspection and decision; applicant to file additional drawings; hearing closed.

344-62-BZ

APPLICANT—H. M. Cole for Teachers College Columbia University, Incorporated, owner.

SUBJECT—Application April 13, 1962—decision of the Borough Superintendent, under Sections 73-121 and 73-122 of the Zoning Resolution, to permit in an R1-2 District, the conversion of a private dwelling to a college building.

PREMISES AFFECTED—4675 Hadley Avenue, southwest corner of West 247th Street, Block 3418, Lot 411, Borough of The Bronx.

APPEARANCES—

For Applicant: H. M. Cole, R. L. Reed and J. Stanley Sharp.

For Opposition: None.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for inspection and decision; applicant to submit additional drawing and information; hearing closed.

345-62-A

APPLICANT—H. M. Cole for Teachers College Columbia University, Incorporated, owner.

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SUBJECT—Application April 13, 1962—Appeal from decision of the Borough Superintendent, re—Class 3 building, egress, stair construction.

PREMISES AFFECTED—4675 Hadley Avenue, west side, southwest corner of 247th Street, Block 3418, Lot 411, Borough of The Bronx.

APPEARANCES—

For Applicant: H. M. Cole, R. L. Reed and J. Stanley Sharp.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for inspection and decision in conjunction with Calendar Number 344-62-BZ; hearing closed.

374-16-BZ—Vol. IV

APPLICANT—Lama, Proskauer and Prober for Dominick Service Station, owner.

SUBJECT—Application reopened February 14, 1962 as Volume IV—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, at an existing gasoline service station and public garage previously granted by the Board, the extension of the uses to include minor motor vehicle repairs with hand tools only.

PREMISES AFFECTED—1664-1670 Fulton Street, south side, 363 feet east of Troy Avenue, Block 1700, Lot 26, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: Willis H. Jordan.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 22, 1962 after due notice by publication in the Bulletin; laid over to June 5, 1962 for inspection and decision; applicant to amend application to request only minor repairs and omitting lot line windows; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated December 5, 1961 acting on Alt. Applic. No. 2424-59, reads:

"1. Proposed conversion of an existing public garage to a public garage, gasoline service station, motor vehicle repairing, body and fender work, incidental painting and spraying in a lot located in a Business Use district is contrary to Art. II Sect. 4(a) subsections 15, 29 and 46 of the Zoning Resolution. Note: Premises were subject to a Board of Standards and Appeals variance under Cal. #374-16-BZ."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended granting on certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7e of the Zoning Resolution, to permit in a business use district, at an existing gasoline service station and public garage previously granted by the Board, the extension of uses to include minor motor vehicle repairs with hand tools only, for a term of ten (10) years, on condition that the building shall conform to drawings filed with this application dated December 12, 1961, 3 sheets and June 1, 1962, 2 sheets revised; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

381-27-BZ—Vol. IV

APPLICANT—Joseph G. Shields for the Cord Meyer Company, owner; Jackson 89th Street Garage, Incorporated, lessee.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired May 7, 1962—decision of the Borough Superintendent previously granted on condition under Sections 7h and 21 of the Zoning Resolution, permitting in a business and residence use district, the use of premises as a public garage for more than 5 motor vehicles in the cellar and for public garage for more than five motor vehicles and a store on the 2nd story and parking and storage for more than five motor vehicles on adjacent land.

PREMISES AFFECTED—88-09 Roosevelt Avenue, north side, from 88th to 89th Streets, Block 1476, Lot 34, Elmhurst, Borough of Queens.

APPEARANCES—

For Applicant: Joseph G. Shields and N. Edward Greendyk.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on November 29, 1927, this application (Vol. I) was granted by the Board on certain conditions; and

WHEREAS, the Resolution was amended on April 25, 1944, permitting the garage portion of the building to be used for the storage of materials and light manufacturing, with manufacturing limited to 25% of the total floor area, for a term of three years; and

WHEREAS, the Resolution was amended on May 7, 1957 under Vol. IV, restoring the garage use in the building and permitting the vacant area at the rear of the garage, 80 feet in depth by 200 feet in width, to be used for parking for a term of five years under Section 7h of the Zoning Resolution, with the garage portion located in a business use district and the parking area in a residence use district; and

WHEREAS, time to obtain permits and complete the work was extended from time to time and last extended on October 25, 1960; and

WHEREAS, the applicant requested reopening of this application and consideration under Section 11-411 of the Amended Zoning Resolution as to extension of the term of variance for the parking and storage of more than five motor vehicles on the vacant portion of the plot, which expired on May 7, 1962; and

WHEREAS, this application was reopened on May 8, 1962 and set for hearing on June 5, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent, photographs and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on June 5, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated April 4, 1962 acting on Alt. Applic. No. 129-56, reads:

"1. Proposed extension of term of variance of B. of S & A Resolution Cal. No. 381-27-BZ should be referred to the Board for its approval."

and

WHEREAS, the applicant states that the terms and conditions of the Resolution have been complied with; that the present zoning district designation of the site is C2-3 for a depth of 100 feet back from Roosevelt Avenue and R7-1 for the balance of the lot, and that conditions within the affected area remain substantially as they were when the Board last acted on this application.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on November 29, 1927 as amended through May 7, 1957, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five (5) years from the date

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of this *amended* resolution, to permit; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

803-51-BZ

APPLICANT—Max Siegel Associates for Dougville Realty Corp., owner.

SUBJECT—Application reopened May 8, 1962 for consideration as to extension of term of variance, expired April 2, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a local retail and residence use district, the maintenance of a miniature golf course.

PREMISES AFFECTED—227-03 Northern Boulevard, northeast corner of 227th Street, Block 6333, Lot 1, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Max Siegel.

For Opposition: Samuel Bodian for Park Dept.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on April 1, 1952, this application was granted by the Board on certain conditions; and

WHEREAS, the term of variance was extended on April 2, 1957 for an undetermined term of years until acquired by The City of New York, but not to exceed five years; and

WHEREAS, the applicant requested reopening of this application and consideration under Section 11-411 of the Amended Zoning Resolution as to extension of term of variance, which expired on April 2, 1962; and

WHEREAS, this application was reopened on May 8, 1962 and set for hearing on June 5, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent, photographs and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on June 5, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated March 27, 1962 acting on Alt. Applic. No. 2661-51, reads:

"1. Plot is located within a proposed park.

2. Proposed use of premises for miniature golf course located within a local retail district and extending into a residence district is contrary to Art. 2 Sec. 3 & 4c of Zone Resolution.

3. Proposed use is contrary to B.S.A. decision Cal. #803-51-BZ, Apr. 2, 1957, Bull. #15 Vol. XLII."

and WHEREAS, the applicant states that the terms and conditions of the Resolution have been complied with; that the present zoning district designation of the site is R1-2, and that conditions within the affected area remain substantially as they were when the Board last acted on this application; and

WHEREAS, on May 10, 1962, under Cal. No. 562-B, the Board of Estimate authorized the acquisition of an area, which includes these premises, for park purposes, with provision for title to vest in The City of New York upon the date of entry of the Court Order granting the application to condemn; and

WHEREAS, provision for the above acquisition is included in the 1962 Capital Budget, Line No. 280, Project P-56, Acquisition of Property for Playgrounds and Parks.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 1, 1952, as amended through April 2, 1957, only as to the term of the variance, so that as *amended* it shall read:

"granted for an indeterminate term of years not to exceed five years and not to extend beyond the occu-

pancy of the premises by the present occupant; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

1372-61-BZ

APPLICANT—Hyman H. Smith for Marie Litzinger, owner.

SUBJECT—Application August 25, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of years.

PREMISES AFFECTED—2940-2942 West 22nd Street, west side, 223 feet, 6 $\frac{3}{8}$ inches north of Surf Avenue, Block 7057, Lot 24, Borough of Brooklyn.

APPEARANCES—

For Applicant: Hyman H. Smith and Marie Litzinger.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 20, 1962 after due notice by publication in the Bulletin; laid over to May 22, 1962 at request of the applicant for continued hearing; then to June 5, 1962 for inspection and decision; applicant to submit statement; and

WHEREAS, the decision of the Borough Superintendent, dated August 7, 1961 acting on Alt. Applic. No. 1931-61, reads:

"1. Proposed parking and storage of more than three (3) motor vehicles in a residential district is contrary to Article II Section 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended granting under certain conditions; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a term of ten (10) years, *on condition* that the work shall conform with drawings filed with this application dated August 25, 1961, 2 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1715-61-BZ

APPLICANT—John J. Lynch and James J. Lyons Jr. for Frederick Harmeyer, owner; Len-Har Liquor Corporation, lessee under contract.

SUBJECT—Application November 16, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in use of an existing one story five car garage to retail stores for a temporary term of years.

PREMISES AFFECTED—129-02 New York Boulevard, southwest corner of 129th Avenue, Block 12276, Lot 59, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: John J. Lynch and James J. Lyons, Jr.

For Opposition: None.

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ACTION OF BOARD—Application granted on condition.
THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on April 10, 1962 after due notice by publication in the Bulletin; laid over to May 1, 1962 for inspection and decision; hearing closed; then to May 22, 1962 for decision at the request of the applicant; applicant to submit statement as change in type of occupancy proposed; then to June 5, 1962 for decision at request of applicant; applicant to submit amended drawings; and

WHEREAS, the decision of the Borough Superintendent, dated October 17, 1961 acting on Alt. Applic. No. 1817-61, reads:

"1. The change in use of a building in a Residence use district from 5 car garage to retail liquor store is contrary to Art. II Sec. 3 of Z. R."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended granting under certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7e of the Zoning Resolution, for a term of twenty-five (25) years, to permit in a residence use district, the change in use of existing one-story 5-car garage to retail stores, on condition that the work shall conform with drawings filed with this application dated November 16, 1961, one sheet and June 4, 1962, 5 sheets; that the stores will not be used at any time for the sale of alcoholic beverages; that all laws, rules and regulations applicable shall be complied with; that signs shall be restricted to those permitted in a retail district; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1823-61-BZ

APPLICANT—Leonard F. Rothkrug for 1930 Adee Avenue Corporation, owner.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of a fuel oil truck, storage garage and office, to manufacturing of metal products and electronics parts with accessory-off-street loading and unloading and parking for a temporary term of fifteen years.
PREMISES AFFECTED—1930 Adee Avenue, southeast corner of Grace Avenue, Block 4797, Lot 69, Borough of The Bronx.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Application withdrawn at request of applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative 0

1917-61-BZ

APPLICANT—Robert L. Bien for Housing Enterprises, Incorporated, owner.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection of a new multiple dwelling and restaurant.

PREMISES AFFECTED—61-75 East End Avenue, 601 East 82nd Street, northeast corner, 602-606 East 83rd Street, Block 1590, Lots 8 to 18 incl., Borough of Manhattan.

APPEARANCES—

For Applicant: M. Brody and Lester Weindling.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 22, 1962, after due notice by publication in the Bulletin; laid over to June 5, 1962 for inspection and decision; applicant to submit revised drawings and statement; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated December 13, 1961, acting on N.B. Applic. 31-59, reads:

"A7—Proposed restaurant and accessory use areas in cellar and 1st floor in a Residence Use District is contrary to Article II Section 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board, which recommended granting under certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7e of the Zoning Resolution, for a term of twenty (20) years, to permit in a residence use district, a restaurant in a new multiple dwelling, on condition that the work shall be done in accordance with drawings filed with this application dated December 14, 1961, 7 sheets and May 31, 1962, 2 sheets revised; that the restaurant service room shown on the drawings shall be of masonry and roofed over so as to be an integral part of the building; that the hours for garbage collection from this restaurant service room shall be between 9 a.m. and 11 a.m.; that signs shall be limited to the bronze signs shown on the drawings; that all laws, rules and regulations shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the provisions of Section 22A of the Zoning Resolution.

Adjourned 2:40 P. M.

JAMES P. MULROY, Secretary

REGULAR MEETING

TUESDAY AFTERNOON JUNE 5, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

860-54-A

APPLICANT—Larry Meltzer for Eugene Tisaranni and Martin Buscemi, owners.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired March 12, 1962—decision of the Borough Superintendent—re exits; previously granted on condition.

PREMISES AFFECTED—187 Duffield Street, east side, 105 feet north of Willoughby Street, Block 2059, Lot 3, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer.

ACTION OF BOARD—Application reopened and term of variance extended.

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THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on March 12, 1957, on certain conditions; and

WHEREAS, the applicant requested an extension of the term of variance

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on March 12, 1957, only as to the term of the variance, so that as *amended* this portion of the resolution shall read:

"granted for a term of five (5) years from the date of this *amended* resolution, to permit . . .; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained." (Alt. 5576/53)

872-61-A

APPLICANT—Charles M. Spindler for Samuel Gottlieb, owner.

SUBJECT—Application June 12, 1961—Appeal from a decision of the Borough Superintendent re—wood frame structures, enlargement, chimney.

PREMISES AFFECTED—92-110 Beach 64th Street, east side, 580 feet south of Larkin Avenue, Block 15935, Lots 1 and 16, Arverne, Borough of Queens.

APPEARANCES—

For Applicant: B. J. Amato.

ACTION OF BOARD—Appeal withdrawn at the request of the applicant.

THE VOTE TO WITHDRAW—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Becker and Commissioner Klein 4
Negative: Commissioner Fox 1

271-61-A

APPLICANT—23 Ferry Street Realty Corporation, owner; Delpro Sales Company, Incorporated, lessee.

SUBJECT—Application March 8, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—25 Ferry Street, north side, 24.11 feet east of Jacob Street, Block 104, Lot 11, Borough of Manhattan.

APPEARANCES—

For Applicant: Alfred Lyons and John A. Aquila.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Becker and Commissioner Klein..... 4
Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 6, 1961 and February 7, 1961 on Order No. 477907, reads:

"1. Provide an approved automatic sprinkler system throughout the building.

Chapter 19-161.O Administrative Code."

and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the order of the Fire Commissioner, dated January 6, 1961 and February 7, 1961, acting on Order No. 477907, Objection No. I, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this appeal dated March 8, 1961, 4 sheets; that portable fire extinguishers shall be placed on each floor to the satisfaction of the Fire Commissioner; and that all other laws, rules and regulations shall be complied with.

87-62-A

APPLICANT—Goldberg and Scutaro for Antonio Tocco, owner.

SUBJECT—Application January 23, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—26-12 14th Place, west side, 92.46 feet south of 26th Avenue, Block 901, Lot 89, Astoria, Borough of Queens.

APPEARANCES—

For Applicant: Salvatore Scutaro.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 23, 1962 on N.B. Applic. 3942-61, reads:

"1. Erection of building is not on a legal mapped street and as such is contrary to General City Law, Art. 3 Sec. 36."

and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions; and

WHEREAS, the proposed building is located on a street which is paved and has the necessary utilities.

Resolved, that the decision of the Borough Superintendent, dated January 23, 1962, acting on N.B. Applic. 3942-61, Objection No. 1, be and it hereby is *modified* under the powers vested in the Board by Section 36 of the General City Law, and that the appeal be and it hereby is *granted, on condition* that the building shall conform to drawings filed with this appeal dated March 30, 1962, 2 sheets; and that all other laws, rules and regulations applicable shall be complied with and a Certificate of Occupancy obtained.

136-62-A

APPLICANT—Abraham Grossman for 355 West 24th Street Corporation, owner.

SUBJECT—Application February 1, 1962—Filed pursuant to Section 310 of the Multiple Dwelling Law for a variance of Section 171, subd. 2f of the Multiple Dwelling Law re—floor area.

PREMISES AFFECTED—319 West 22nd Street, north side, 256 feet, 3 inches west of 8th Avenue, Block 746, Lot 26, Borough of Manhattan.

APPEARANCES—

For Applicant—Abraham Grossman.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated January 11, 1962 on Alt. Applic. 1854-61, reads:

"A1—Area of proposed extension on 2nd, 3rd & 4th stys. exceeds that permitted by Sec. 171 Subd. 2f of M.D.L."

and

WHEREAS, the Board has studied and discussed the drawings presented.

Resolved, that the decision of the Borough Superintendent, dated January 11, 1962, acting on Alt. Applic. 1854-61, Objection No. A1 be and it hereby is *modified* under the powers vested in the Board by Section 310 of the Multiple Dwelling Law, and that the appeal be and it hereby is *granted, on condition* that the building shall conform to drawings filed with this appeal dated February 1, 1962, 7 sheets; and that all other laws, rules and regulations applicable shall be complied with and a Certificate of Occupancy obtained.

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231-62-A

APPLICANT—Casale and Nowell for Birch-Wathen School, Incorporated, owner.

SUBJECT—Application March 6, 1962—Appeal from a decision of the Borough Superintendent, re—stairs.

PREMISES AFFECTED—9 East 71st Street, north side, 145 feet west of Madison Avenue, Block 1386, Lot 10, Borough of Manhattan.

APPEARANCES—

For Applicant: B. F. Nowell, Jr., and A. F. Gunther.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein..... 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated February 19, 1962 on Alt. Applic. 2438-61, reads:

"1. Provide two stairs minimum width 3' 8" clearance complying with all provisions of C26-292.0 and in addition one of these stairs must comply with C26-294.0 as required by C26-293.0.

2. Three stairs terminating in a common corridor contrary to C26-292 (K) (5).

3. New stair at rear terminating in rear yard contrary to C26-291.0."

and

WHEREAS, the premises was inspected by a committee of the Board; and

WHEREAS, the applicant has given the Board a signed agreement between this owner and the adjacent property owner for the use of a passageway for exit through the adjacent property.

Resolved, that the decision of the Borough Superintendent, dated February 19, 1962, acting on Alt. Applic. 2438-61, Objection Nos. 1, 2 and 3, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this appeal dated March 6, 1962, 14 sheets, May 18, 1962, 2 sheets and Jun 1, 1962, 9 sheets; on further condition that doors shall be placed at the entrances to all classrooms and assembly rooms; that the door in the cellar from the dining room to the rear yard shall swing out; and that all other laws, rules and regulations applicable shall be complied with and a Certificate of Occupancy shall be obtained.

286-59-A—Vol. III

APPLICANT—Elliot Saltzman for L. Zinzi and Sons, Inc., owner.

SUBJECT—Application for consideration—reopening as Vol. III subject to regular procedure—decision of the Borough Superintendent; re egress, previously withdrawn.

PREMISES AFFECTED—1156 Simpson Street, east side, 149 feet 9 inches south of Home Street, Block 2728, Lot 11, Borough of The Bronx.

APPEARANCES—

For Applicant: Elliot Saltzman.

ACTION OF BOARD—Application reopened as Vol. III subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

1251-61-A

APPLICANT—Arthur Jovis for Ledwood Corporation, c/o Fred Stafford; Delegation from Venezuela to United Nations, lessee.

SUBJECT—Application July 31, 1961—Appeal from a decision of the Borough Superintendent re live load and egress and a Review of the Borough Superintendent re—Zoning Matter.

PREMISES AFFECTED—521 Park Avenue, 101 East 60th Street, northeast corner, Block 1395, Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appeal dismissed for lack of prosecution by the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

187-61-A

APPLICANT—Joseph B. Cooper and Sons Incorporated, lessee for 180 Varick Street Corporation, owner.

SUBJECT—Application February 16, 1961—Appeal from an order of the Fire Commissioner re—exit doors.

PREMISES AFFECTED—180 Varick Street, east side, from King Street to Charlton Street, Block 519, Lots 10, 67, 68 and 70, Borough of Manhattan.

APPEARANCES—

For Applicant: Murray H. Yachnin.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to June 19, 1962, at 2 P.M. for decision, applicant to submit letter and revised drawings; hearing previously closed.

272-61-A

APPLICANT—First Island Corporation, Second Island Corporation, owners; Neisner Stores Company, lessee.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—1399 Forest Avenue, northeast corner of Barrett Avenue, Block 384, Lot 35, Port Richmond, Borough of Richmond.

APPEARANCES—

For Applicant: None.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and hearing; applicant to be notified to be present.

278-61-A

APPLICANT—Samuel Rosenblum for 106-108 Fulton Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—94 Fulton Street, south side, 100 feet 7 inches east of William Street, Block 77, Lot 21, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to June 19, 1962, at 2 P.M. for inspection and decision; hearing closed.

279-61-A

APPLICANT—Herzog and Schechter for 20 John Street Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—20 John Street, south side, 215 feet east of Broadway, Block 65, Lot 22, Borough of Manhattan.

APPEARANCES—

For Applicant: Elias K. Herzog.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to June 19, 1962, at 2 P.M. for hearing at the request of the applicant.

851-61-A

APPLICANT—Max Siegel Associates for Jad Realty Corporation, owner; Kliegman Brothers, Incorporated, lessee.

SUBJECT—Application June 7, 1961—Appeal from an order and a decision of the Fire Commissioner re sprinkler system.

PREMISES AFFECTED—76-01 77th Avenue, 77-11 to 77-15 76th Street, northeast corner, Block 3803, Lots 91 and

MINUTES

92, Glendale, Borough of Queens.

APPEARANCES—

For Applicant: Max Siegel and I. Adrian Shulimson.

For Administration: Lieut. John P. Manfredi, Fire Dept.
ACTION OF BOARD—Laid over to June 19, 1962, at 2 P.M. for inspection and decision; applicant to amend application and submit statement; hearing closed.

183-62-A

APPLICANT—Elliot Saltzman for Salvatore Giardina, owner.

SUBJECT—Application February 19, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—68 Romer Road, east side, 473.51 feet north of Four Corners Road, Block 870, Lot 113, Todt Hill, Borough of Richmond.

APPEARANCES—

For Applicant: Elliot Saltzman and Salvatore Giardina.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision; applicant to file copy of easement; hearing closed.

184-62-A

APPLICANT—Elliot Saltzman for Pasquale Fichera, owner.

SUBJECT—Application February 19, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—74 Romer Road, east side, 461.51 feet north of Four Corners Road, Block 870, Lot 112, Todt Hill, Borough of Richmond.

APPEARANCES—

For Applicant: Elliot Saltzman and Salvatore Giardina.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision; applicant to file copy of easement; hearing closed.

192-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—Filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—2087 North Railroad Avenue, northwest corner of Buffalo Street, Block 4961, Lot 1, Oakwood, Borough of Richmond.

APPEARANCES—

For Applicant: James Whitford, Donald Rowe and Joseph Bellavia.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision; hearing closed.

193-62-A

APPLICANT—James Whitford, Jr. for Charles Bellavia, owner.

SUBJECT—Application filed February 23, 1962—Filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street—Emmet Avenue.

PREMISES AFFECTED—2067 North Railroad Avenue, west side, 54.06 feet south of Emmet Avenue, Block 4961, Lot 33, Oakwood, Borough of Richmond.

APPEARANCES—

For Applicant: James Whitford, Donald Rowe and Joseph Bellavia.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision; hearing closed.

194-62-A

APPLICANT—James Whitford, Jr. for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street—Emmet Avenue.

PREMISES AFFECTED—2071 North Railroad Avenue, west side, 94.10 feet south of Emmet Avenue, Block 4961, Lot 35, Borough of Richmond.

APPEARANCES—

For Applicant: James Whitford, Donald Rowe and Joseph Bellavia.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision; hearing closed.

195-62-A

APPLICANT—James Whitford, Jr. for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street—Emmet Avenue.

PREMISES AFFECTED—2075 North Railroad Avenue, west side, 133.39 feet south of Emmet Avenue, Block 4961, Lot 37, Oakwood, Borough of Richmond.

APPEARANCES—

For Applicant: James Whitford, Donald Rowe and Joseph Bellavia.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision; hearing closed.

196-62-A

APPLICANT—James Whitford, Jr. for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street—Emmet Avenue.

PREMISES AFFECTED—2079 North Railroad Avenue, west side, 172.68 feet south of Emmet Avenue, Block 4961, Lot 39, Oakwood, Borough of Richmond.

APPEARANCES—

For Applicant: James Whitford, Donald Rowe and Joseph Bellavia.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision; hearing closed.

197-62-A

APPLICANT—James Whitford, Jr. for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—2083 North Railroad Avenue, west side, 49.05 feet north of Buffalo Street, Block 4961, Lot 41, Oakwood, Borough of Richmond.

APPEARANCES—

For Applicant: James Whitford, Donald Rowe and Joseph Bellavia.

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ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision; hearing closed.

545-44-BZ—Vol III

APPLICANT—Max Siegel Associates for All States Holding Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired May 16, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7a and 7c of the Zoning Resolution, permitting in a residence use district, the construction of a penthouse on the roof of the present building for use as offices and showrooms.

PREMISES AFFECTED—410-416 East 54th Street, south side, 194 feet east of 1st Avenue and 415-423 53rd Street, Block 1365, Lot 9, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, this application was amended by the Board as Vol. III, on April 28, 1959, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on May 16, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 28, 1959, as *amended* through May 16, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 1030/58)

78-59-BZ

APPLICANT—De Rose and Cavalieri for Gerosa-Paladino Holding Corp., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, permitting the erection of a one-story commercial building which would be partly in a residence use district and partly in a business use district and accessory parking space in a residence use district.

PREMISES AFFECTED—1241-1249 Randall Avenue, 600-628 Barretto Street, northeast corner and 615 Manida Street, Block 2765, Lots 227, 232, 236, 237, 238, 240 and 244, Borough of The Bronx.

APPEARANCES—

For Applicant: George J. Cavalieri.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on July 24, 1959, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on June 27, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 24, 1959 as amended on June 27, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 10/59)

862-59-BZ

APPLICANT—Lama, Proskauer and Prober for Socony Mobil Oil Company, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7a and 7i of the Zoning Resolution, permitting in a retail use district, the reconstruction of an existing gasoline service station, lubritorium, car washing, office, sales room and extend such uses to include minor auto repairs, ground sign and parking and storage of motor vehicles.

PREMISES AFFECTED—96-23 to 96-31 (96-27 official) Queens Boulevard and 95-04 to 95-12 63rd Road, northeast corner, Block 2088, Lot 22, Rego Park, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 4

Negative: 0

Absent: Commissioner Klein 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on June 7, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on June 27, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 7, 1960, as amended on June 27, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 3929/59)

876-59-BZ

APPLICANT—Lama, Proskauer and Prober for Socony Mobil Oil Company, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7c, 7i, 7A and 7a of the Zoning Resolution, permitting in a business use district, the reconstruction of the present gasoline service station and extend the use to include lubritorium, minor auto repairs, car washing, salesroom, utility room, ground sign and parking and storage of motor vehicles with curb cuts, business entrance within 75 feet of a business use district.

PREMISES AFFECTED—112-44 to 112-52 (112-44 official) Roosevelt Avenue and 40-02 to 40-10 114th Street, southwest corner, Block 2013, Lot 37, Corona, Borough of Queens.

MINUTES

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on June 21, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on June 27, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on June 21, 1960, as amended on June 27, 1961, only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 4356/59)

163-61-BZ

APPLICANT—Leonard F. Rothkrug for Stanton Management Incorporated, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired May 23, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7c of the Zoning Resolution, to permit in a restricted retail and residence use district, the erection and maintenance of a retail supermarket with accessory signs and customer and employee parking.

PREMISES AFFECTED—710 Soundview Avenue, northeast corner of Seward Avenue, Block 3597, Lots 5 and 10, Borough of The Bronx.

APPEARANCES—

For Applicant: Elliot Saltzman.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 23, 1961 on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on May 23, 1961, only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 1372/60)

of existing building, factory and storage, using more than the area permitted and without the required rear yard. PREMISES AFFECTED—72-13 Metropolitan Avenue, north side, 69-74 feet east of Pleasantview Street and 66-55 Pleasantview Street, Block 3057, Lots 41 and 51, Middle Village, Borough of Queens.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Request to reopen and amend resolution withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 4

Negative: 0

Absent: Commissioner Klein 1

485-38-BZ

APPLICANT—Burke and Groh for Edith B. Pyne, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired May 14, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a business use and partly in a residence use district, for a term of years, the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—168-29 88th Avenue, northwest corner of 168th Place, Block 894 (9281), part of Lot 16, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Jerrold I. Ehrlich.

ACTION OF BOARD—Application reopened and set for hearing on July 3, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

181-56-BZ

APPLICANT—Joseph Lau for A. L. Eastmond and Sons, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired July 24, 1961—decision of the Borough Superintendent; previously granted on condition, under Sections 7h and 7e of the Zoning Resolution, to permit in a residence and retail use district, a parking lot for more than 5 motor vehicles for a term of five (5) years from the date of this resolution.

PREMISES AFFECTED—313-315 West 142nd Street, north side, 64 feet 11 inches east of Bradhurst Avenue, Block 2043, Lots 32 and 33, Borough of Manhattan.

APPEARANCES—

For Applicant: Joseph Lau.

ACTION OF BOARD—Application reopened and set for hearing on July 3, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

820-48-BZ

APPLICANT—Ingram S. Carner for Juniper Elbow Company, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 21 of the Zoning Resolution, permitting in a residence and business use, D area district, the extension

MINUTES

559-56-BZ

APPLICANT—Daniel Kushner for Joseph L. Greenberg, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired May 28, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, proposed parking and storage of motor vehicles.

PREMISES AFFECTED—200 West Tremont Avenue, south side, 59.65 feet west of Montgomery Avenue, Block 2877, Lots 522, 523 and 525, Borough of The Bronx.

APPEARANCES—

For Applicant: Daniel Kushner.

ACTION OF BOARD—Application reopened and set for hearing on July 3, 1962 at 10 A.M. to consider extension of the term of the variance requiring a new decision of the Borough Superintendent and photograhs, which have been filed, and two publications in the Bulletin as notice; applicant to amend his application under the pertinent section of the new Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

546-59-BZ

APPLICANT—Lama, Proskauer and Prober for Astoria Holding Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired January 31, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a business use district, the erection and maintenance of a gasoline service station, lubritorium, car washing, minor auto repairs, store, storage room and parking of cars awaiting service for a stated term of 15 years.

PREMISES AFFECTED—1001-1013 East 69th Street and 6901-6917 Avenue K, northeast corner and 2063-2067 Ralph Avenue, Block 8339, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and set for hearing on July 3, 1962 at 10 A.M., to consider extension of time to obtain permits and complete the work, which had expired by limitation, requiring a new decision of the Borough Superintendent, which has been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

9-62-AP

APPLICANT—Leon Rosenthal for William Million, owner.

SUBJECT—Application March 16, 1962—Appeal from a decision of the Borough Superintendent—re extension of permit.

PREMISES AFFECTED—35-13 28th Street, east side, 115 feet 13 inches south corner of 35th Avenue, Block 340, Lot 19, Borough of Queens.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application dismissed due to

amendment of the Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 4
Negative: 0
Absent: Commissioner Klein 1

10-62-AP

APPLICANT—Joseph A. Trapani for Bell Realty Company, owner; Bayside Bowling and Recreation Center, lessee.

SUBJECT—Application March 16, 1962—Appeal from a decision of the Borough Superintendent—re extension of permit.

PREMISES AFFECTED—38-15 to 38-25 Bell Boulevard, east side, 152 feet 14 inches north of 39th Avenue, Block 6238, Lot 9, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application dismissed due to amendment of the Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 4
Negative: 0
Absent: Commissioner Klein 1

11-62-AP

APPLICANT—Lama, Proskauer and Prober for London Realty Company, owner.

SUBJECT—Application March 16, 1962—Appeal from a decision of the Borough Superintendent;—re—extension of permit.

PREMISES AFFECTED—1378 to 1380 First Avenue, east side, 49 feet 6 inches east of 74th Street, Block 1468, Lots 47 and 48, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application dismissed due to amendment of the Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 4
Negative: 0
Absent: Commissioner Klein 1

12-62-AP

APPLICANT—Reverend Ismael Colon, owner.

SUBJECT—Application March 19, 1962—Appeal from a decision of the Borough Superintendent—re—extension of permit.

PREMISES AFFECTED—213 Meserole Street, northwest, Block 3045, Lot 20, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application dismissed, due to to amendment of the Zoning Resolution.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 4
Negative: 0
Absent: Commissioner Klein 1

Adjourned 3:55 P. M.

JAMES P. MULROY, *Secretary*

CORRECTION

*CORRECTION

That portion of the minutes of the meeting of the Board of Standards and Appeals held on October 10, 1961 as they appeared in Bulletin No. 42, Vol. 46, are hereby corrected to read as follows:

235-35-BZ—Vol. IV

APPLICANT—Charles F. Murphy for Levy Brothers, owner.

SUBJECT—Application reopened April 25, 1961 as Volume IV—decision of the Borough Superintendent, under Sections 7a and 7i of the Zoning Resolution, to permit in a residence and retail use district, the continuance of the present lawful uses of gasoline service station, auto washing, lubrication, office and sales of auto accessories, motor vehicle repair shop, sale of new and used cars, parking and storage of more than five motor vehicles and add thereto auto body and fender work, welding, painting and auto safety inspection.

PREMISES AFFECTED—158-01 Rockaway Boulevard, east side, from 144th Street to 144th Road, Block 13270, Lot 53, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Charles F. Murphy.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker	4
Negative:	0
Not Voting: Commissioner Klein	1

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7a and i, to permit in a residence and retail use district, the continuance of the present lawful uses of gasoline service station, auto washing, lubrication, office and sales of auto accessories, motor vehicle repair shop, sale of new and used cars, parking and storage of more than five motor vehicles and add thereto auto body and fender work, welding, painting and auto safety inspection, *on condition* that the work shall conform to drawings filed with this application dated *March 24, 1961*, 4 sheets; on *further condition*, that the present floodlights shall be removed and replaced with a different floodlight arrangement on poles reduced in height and shaded so that the lights of the floodlights shall shine into this property only and away from the surrounding neighbors; that the curb cut and entrance on 144th Road shall be removed; that the fence on that street shall be continued to the corner of Rockaway Boulevard; that a split sapling fence shall be constructed by attaching it to the present picket fence along the east lot line between this plot and Lot 52, the adjoining plot; that the height of the fence shall be the same height as the present picket fence; that the weeds presently on the sidewalks shall be removed; that all laws, rules and regulations applicable shall be complied with; and that all permits shall be obtained, all work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

*Correction:— In the Resolved section, line 12 above, the date has been corrected from April 24, 1961 to *March 24, 1961*, as shown in Italics above.

RULES

Fire Drill Rules, Adopted by the Board of Standards and Appeals, October 5, 1923

(593-23-SR)

DEFINITION OF "FIRE DRILL"

The method and practice of the systematic and orderly vacating of a building by its occupants in case of emergency, panic or fire in the least possible time—by the nearest safe means of exit—and the use of fire appliances which shall be provided for the extinguishing or retarding of fire and the safeguarding of human life.

Rule 1.

In all buildings as defined in Article 1, Section 10 of the Labor Law in which fire drills are required pursuant to Section 279 thereof and in any other building in which such drills are required by the Fire Commissioner pursuant to the power conferred in section 491 of the New York City Charter, it shall be the duty of the owners, lessees or tenants to conduct fire drills monthly and at such other times as the Fire Commissioner may direct.

For the purpose of conducting such fire drills the owner or tenants shall appoint from among their employees such responsible and dependable persons, male or female, who shall efficiently perform the duties of the various positions of the fire drill organization, as specified on the accompanying chart.

It shall be the duty of the owner or tenant to enter in the blank spaces provided for that purpose in said chart the names of persons so selected and post said chart and copies of the rules in a conspicuous place.

FIRE DRILL ORGANIZATION

Premises
Name of concern.....
Building No.Story.....

FOREMAN OR PERSON IN CHARGE

Regular	Substitute
.....	

WATCHMAN

.....	
.....	

MALE SEARCHER

.....	
-------	-------

FEMALE SEARCHER

.....	
-------	-------

STREET ALARM BOX RUNNER

.....	
-------	-------

FIRE BRIGADE

.....	
.....	
.....	

EXIT GUARDS

.....	Exit.....	
.....	"	

.....	"	
.....	"	
.....	"	

Squad Monitors

.....	Squad No. 1.....
.....	" " 2.....
.....	" " 3.....
.....	" " 4.....
.....	" " 5.....
.....	" " 6.....

Rule 2. Duties of Foreman.

The Foreman or Person in Charge shall direct, enforce and have full charge of the "Fire Drill" in every factory on each floor. Each day before work is begun he shall see that extinguishers, fire hose, fire buckets, etc., are in readiness for use, exit doors are unlocked, aisles are free from obstruction, that stairways, halls, etc., are properly lighted, and shall remedy any dangerous condition found to exist. Immediately after work is commenced he shall check up the Fire Drill Organization list and note if the regularly assigned persons are present; if any are found to be absent, he shall assign other employees (if practicable) to perform their duties.

He shall immediately notify new employees of the existence of the Fire Drill Organization and give them the necessary instructions as to the duties they are to perform, etc.

He shall be familiar with the operation and location of the interior alarm signal box on his floor.

He shall listen for the test signal each morning at the appointed hour and in the event of the test signal not being heard he shall communicate with the superintendent or other person in charge of the building and advise him of the fact. The (Floor Captain's) Foreman's orders are final as to the carrying out of the fire drill on his particular floor.

Rule 3. Duties of Watchmen.

The WATCHMEN shall see that all doors and windows are closed so as to prevent the spread of fire. The WATCHMEN shall be the only persons permitted to remain on the floor during the progress of a fire drill and do so at their own risk. For ordinary purposes only one watchman and a substitute shall be designated. In special cases, however, extra watchmen may be assigned by consent in writing from Fire Commissioner.

Rule 4. Duties of Searchers.

The MALE AND FEMALE SEARCHERS shall search all toilets, dressing rooms and emergency rooms used and frequented by their sex and all other portions of the floor and order all persons, except those authorized to remain, to leave the premises. They are to take care of and assist all persons who may faint or be disabled.

SEARCHERS shall leave the floor immediately after the last squad leaves.

Rule 5. Duties of Street Alarm Box Runner.

The STREET-ALARM-BOX-RUNNER shall be familiar with the location of the nearest city fire alarm box and know how it is operated.

In ordinary practice fire drills the STREET-ALARM-BOX-RUNNER shall report to the Foreman for orders, and if his services are not required he shall promptly file

RULES

out of the premises with the other occupants.

Only when a fire actually occurs on his floor, or when ordered to do so by the Foreman, shall the STREET-ALARM-BOX-RUNNER proceed to the street alarm box and send in the fire alarm.

Rule 6. Duties of Fire Brigade.

The fire brigade shall have full charge of the operation of all auxiliary fire fighting apparatus and shall endeavor to extinguish, or at least hold in check until the arrival of the Fire Department, any fire that may occur. When it is necessary for the fire brigade to respond to different floors in the building they shall not use the stairways or fire escapes while the occupants are escaping from the premises.

Rule 7. Duties of Exit Guards.

The EXIT GUARDS shall station themselves at all exit doors leading to fire escapes, stairways, and other means of escape immediately upon the sounding of the alarm. There shall be two guards for each exit, if practicable; one to stand in the hallway holding back the door and the other directly inside on the floor. They are to keep the exit doors open and direct the movements of the persons using these exits and prevent congestion.

EXIT GUARDS shall remain at their stations until all of the occupants of the building have passed their station. Then close their doors and pass out of the building. Upon signal for the occupants to return, EXIT GUARDS shall take their designated stations and remain there until all persons have returned to their respective floors.

Rule 8. Duties of Squad Monitors.

The SQUAD MONITORS, as soon as the alarm is sounded, shall see that the employees under their charge quickly form into line, two abreast, and numbering not more than thirty to each squad. They shall see that all aisles and passageways are cleared of obstructions.

Note: Chairs, stools, baskets, etc., should be pushed under or placed on top of work benches.

MONITORS shall proceed at the head of their respective squads to the exit assigned, and then march up or down the stairs or to other exits as directed by the EXIT GUARDS.

On reaching the sidewalk MONITORS shall keep their squads in order and lead them a reasonable distance from the building, so as not to cause congestion and interference with fire apparatus. When the proper signal is given they shall return to their respective floors at head of their squads.

MONITORS will at all times see that those under their charge conduct themselves in a respectable and orderly manner.

Rule 9. Holding of Drills.

FIRE DRILLS shall be held at least once each month at varied hours of the day, and all of the occupants shall participate therein simultaneously. Such drills shall conduct all occupants to a place of safety.

Where dual operation interior fire alarm systems are installed as permitted under Rule 10.1 of the interior fire alarm rules of the Board of Standards and Appeals, the fire drill conducted each month shall include all of the persons on the premises engaged at work for a factory, and drills shall be conducted at least twice, each year in which all of the persons on the premises shall participate simultaneously.

Rule 10. Duties of Owner.

It shall be the duty of the OWNER, LESSEE OR TENANT OF THE BUILDING or his authorized agent or their representatives to personally observe that the "Fire Drill" is held simultaneously on every floor of the building and the participation therein of every occupant of such building. Any FIRE DRILL in which all of the occupants do not participate shall not be considered as complying with the LAW, except as otherwise provided in these rules.

The person or persons representing the OWNERS, LESSEE OR TENANT, who supervises the FIRE DRILL at the building shall submit to an examination by the Division of Fire Prevention as to their experience and general fitness for such duties, and shall be so certified in writing by the FIRE COMMISSIONER.

It shall be the duty of the ENGINEER, SUPERINTENDENT or other PERSON IN CHARGE, of a building having an interior fire alarm system to test such system daily, immediately after the beginning of business, and to see that all apparatus operated by springs, requiring winding are rewound after each alarm and kept in normal condition for operation.

Rule 11. Duties of Engineer.

Whenever it is necessary to test the fire alarm system at any other time of the day, owing to repairs, etc., being made, the PERSON IN CHARGE OF BUILDING will first notify all Foremen of the several floors of the intended test and likewise notify them when the repairs, etc. are completed. This precaution is taken to prevent confusion and excitement, also misunderstanding of the alarm signals.

It shall also be the duty of the PERSON IN CHARGE OF BUILDING to sound the interior alarm system at irregular intervals, but not less than once each calendar month, for the purpose of holding practice fire drills. He shall keep on the premises a record of such drills, showing the date when held and the required time for all occupants to reach the street or a point of safety outside the building.

The PERSON IN CHARGE OF BUILDING must immediately acquaint new tenants of the existence of the "Fire Drill" Organization and its purport.

Rule 12. Registration.

The name and address of every person, corporation or co-partnership, that will, under professional service, carry on the trade, business or calling of establishing, maintaining or supervising the "Fire Drill" shall be registered in the Fire Department, which Department shall, upon evidence of fitness, grant a certificate to that effect.

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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps **NOT ACCEPTABLE**.

52.05
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BOARD OF STANDARDS AND APPEALS

CITY OF NEW YORK

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Warning.

NOTICE

The Board has adopted the following procedure in handling Administrative (interpretive) Appeals filed to review decision of the Borough Superintendents on questions involving the legality of administrative interpretation and application of provisions of the new Zoning Resolution:

1. Plans required shall consist of eight copies on paper 8½" x 11" in size, except that where acceptable to the Director, such plans may be of a size which can readily be folded to fit the Board's binders.
2. Such plans need only be sufficient, in the opinion of the Director, as to clearly illustrate the points involved.
3. Date of hearing shall be set as expeditiously as possible, allowing sufficient time for one publication in the Bulletin.
4. Where sufficient number of appeals have been decided on a question, which in the opinion of the Director are applicable to a General Resolution, the Director shall, under a selected calendar number, recommend to the Board, the adoption of a General Resolution.
5. Upon the assignment of a date of hearing on the adoption of a General Resolution, the Director shall notify the Commissioner of Buildings, the Architects Council, and the various architectural and engineers societies; and such other interested parties as he may deem affected by the question involved.
6. At the public hearing on a proposal to adopt a General Resolution the Commissioner of Buildings and any other interested parties may appear or may file briefs setting forth their positions on the matter involved.
7. The Director shall furnish each member of the Board with a copy of his report recommending the adoption of a General Resolution, which report shall include a summary of prior actions by the Board on Administrative (interpretive) Appeals involving the same question.
8. A permanent cumulative subject index shall be maintained by the Director of all such appeals properly indexed so as to be readily referable to the sections of the Zoning Resolution involved.

James P. Mulroy
Secretary of the Board

Effective May 22, 1962

NOTE OUR NEW TELEPHONE NUMBER— WOrth 4-4700 AND EXTENSIONS:

Chairman	— 820, 821
Director	— 822
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CALENDAR

DOCKET

New Cases Filed up to May 29, 1962.

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463-62-A—B.B.—1308 East 83rd Street, west side, 76 feet 4 inches south of Avenue M, subsurface, Block 8073, Lot 57, Borough of Brooklyn, Violation Order No. 1475-62, re—sewers.

464-62-A—B.B.—1310 East 83rd Street, west side, 100 feet 4 inches south of Avenue M, subsurface, Block 8073, Lot 58, Borough of Brooklyn, Violation Order No. 1281-62, re—sewers.

465-62-A—B.B.—1316 East 83rd Street, west side, 148 feet 4 inches south of Avenue M, subsurface, Block 8073, Lot 60, Borough of Brooklyn, Violation Order No. 1283-62, re—sewers.

466-62-A—B.B.—1322 East 83rd Street, west side, 220 feet 4 inches south of Avenue M, subsurface, Block 8073, Lot 63, Borough of Brooklyn, Violation Order No. 1286-62, re—sewers.

467-62-A—B.B.—1326 East 83rd Street, west side, 244 feet 4 inches south of Avenue M, subsurface, Block 8073, Lot 64, Borough of Brooklyn, Violation Order No. 1287-62, re—sewers.

468-62-A—B.B.—1328 East 83rd Street, west side, 268 feet 4 inches south of Avenue M, subsurface, Block 8073, Lot 66, Borough of Brooklyn, Violation Order No. 1288-62, re—sewers.

469-62-A—B.B.—1334 East 83rd Street, west side, 292 feet 4 inches south of Avenue M, subsurface, Block 8073, Lot 67, Borough of Brooklyn, Violation Order No. 1289-62, re—sewers.

470-62-A—B.B.—1336 East 83rd Street, west side, 316 feet 4 inches south of Avenue M, subsurface, Block 8073, Lot 68, Borough of Brooklyn, Violation Order No. 1335-62, re—sewers.

471-62-A—B.B.—1340 East 83rd Street, west side, 346 feet 4 inches south of Avenue M, subsurface, Block 8073, Lot 69, Borough of Brooklyn, Violation Order No. 1290-62, re—sewers.

472-62-A—B.B.—1342 East 83rd Street, west side, 359 feet 8 inches north of Avenue N, subsurface, Block 8073, Lot 70, Borough of Brooklyn, Violation Order No. 1291-62, re—sewers.

473-62-A—B.B.—1346 East 83rd Street, west side, 335 feet 8 inches north of Avenue N, subsurface, Block 8073, Lot 71, Borough of Brooklyn, Violation Order No. 1292-62, re—sewers.

474-62-A—B.B.—1348 East 83rd Street, west side, 311 feet

8 inches north of Avenue N, subsurface, Block 8073, Lot 72, Borough of Brooklyn, Violation Order No. 1293-62, re—sewers.

475-62-A—B.B.—1352 East 83rd Street, west side, 287 feet 8 inches north of Avenue N, subsurface, Block 8073, Lot 73, Borough of Brooklyn, Violation Order No. 1336-62, re—sewers.

476-62-A—B.B.—1354 East 83rd Street, west side, 263 feet 8 inches north of Avenue N, subsurface, Block 8073, Lot 74, Borough of Brooklyn, Violation Order No. 1294-62, re—sewers.

477-62-A—B.B.—1358 East 83rd Street, west side, 239 feet 8 inches north of Avenue N, subsurface, Block 8073, Lot 75, Borough of Brooklyn, Violation Order No. 1295-62, re—sewers.

478-62-A—B.B.—1360 East 83rd Street, west side, 215 feet 8 inches north of Avenue N, subsurface, Block 8073, Lot 76, Borough of Brooklyn, Violation Order No. 1296-62, re—sewers.

479-62-A—B.B.—1364 East 83rd Street, west side, 191 feet 8 inches north of Avenue N, subsurface, Block 8073, Lot 77, Borough of Brooklyn, Violation Order No. 1297-62, re—sewers.

480-62-A—B.B.—1366 East 83rd Street, west side, 167 feet 8 inches north of Avenue N, subsurface, Block 8073, Lot 78, Borough of Brooklyn, Violation Order No. 1298-62, re—sewers.

481-62-SM—Evershield Liquid Tile (spray gun, brush or roller), manufactured by Evershield Products, Inc., Material.

482-62-A—B.Bx.—2770 East Tremont Avenue, southeast corner of St. Raymond Avenue, Block 3988, Lot 21, Borough of The Bronx, Alt. 1169-61, re—conversion of frame dwelling to business use; exits, occupancy; width of stair; partitions.

483-62-SM—City Steel Door Corp. Hollow Metal 1½ hour test door, manufactured by City Steel Door Corp., Material.

484-62-A—B.Q.—162-26 85th Avenue, southwest corner of 164th Street, Block 9774, Lots 84 and 86; Block 8776, Lots 100 and 201, Jamaica, Borough of Queens, N.B. 4946-61, re—erection of Class 3 multiple dwelling in bed of mapped street.

485-62-A—F.D.—279 Bridge Street, east side, 150 feet south of Tillary Street, Block 132, Lot 8, Borough of Brooklyn, Decision re Order No. 1056-2, re—approved wet automatic sprinkler system.

486-62-SA—Anhydrous Ammonia Kit Assembly (control flow of anhydrous ammonia to developer tank on whiteprint machine), manufactured by Ozalid Division General Aniline and Film Corp., Appliance.

487-62-A—B.Bx.—1080 Anderson Avenue, east side, 135.9

CALENDAR

feet north of West 165th Street, cellar, Block 2505, Lot 6, Borough of The Bronx. Alt. 68-62, re—increase in apartments at cellar level.

488-62-A—B.M.—274 Water Street, west side, 59 feet 9 inches south of Dover Street, Block 106, Lot 3, Borough of Manhattan, Alt. 1453-60, re—ceilings, etc.

489-62-BZ—B.B.—2359-2389 Bedford Avenue, east side, 158.3¼ feet south of Tilden Avenue and 160-174 Lott Street, Block 5135, Lots 21, 23, 29 and 53, Borough of Brooklyn, N.B. 123-62, re—automotive service station, etc.—C4-2 district.

490-62-A—F.D.—113 Worth Street north side, 73 feet west of Lafayette Street, cellar and sub-cellar, Block 170, Lot 15, Borough of Manhattan, Decision re Order No. 728-62, re—approved wet automatic sprinkler system.

491-62-A—B.M.—5-7 East 59th Street, north side, 125 feet east of 5th Avenue, Block 1374, Lot 5, Borough of Manhattan, Alt. 496-61, re—marquee.

492-62-BZ—B.M.—158-166 East 84th Street and 1480-1488 3rd Avenue, southwest corner, Block 1512, Lots 37 through 43 inclusive, Borough of Manhattan, Amendment to N.B. 31-61, re—decrease in required accessory parking spaces—C4-7 and R8 districts.

493-62-BZ—B.Bx.—2338 Hermany Avenue, south side, 225 feet east of Zerega Avenue, Block 3697, Lots 19, 21 and 25, Borough of The Bronx, Alt. 12-62, re—enlargement of motor vehicle repair shop—R3-2.

494-62-A—F.D.—488 7th Avenue, northwest corner of West 36th Street, cellar and sub-cellar, Block 786, Lot 42, Borough of Manhattan, Order No. 601461, re—approved automatic standpipe sprinkler system.

495-62-BZ—B.R.—1101 Victory Boulevard and 4 Melrose Avenue, southwest corner, Block 247, Lot 1, Sunnyside, Borough of Richmond, N.B. 249-62, re—law offices real estate and insurance office, etc.—R3-2 district.

496-62-BZ—B.Q.—61-19 Fresh Meadows Lane, southeast corner of 64th Avenue, Block 6902, Lot 18, Flushing, Borough of Queens, Alt. 398-62, re—enlargement of existing gasoline service station building, etc.

497-62-A—B.R.—91 Maplewood Avenue, north side, 50 feet east of Natick Street, Block 4366, Lot 7, Richmond Town, Borough of Richmond, N.B. 253-62, re—building not facing legal street.

498-62-A—B.Bx.—2830 Harrington Avenue, south side, 240-69 feet east of Tremont Avenue, Block 5373, Lot 23, Borough of The Bronx, Alt. 986-61, re—additional cellar apartment, at cellar rear.

499-62-SA—Minute Hygiene (syringing, irrigation, hair-wash, internal spray), manufactured by Minute Hygiene Corp., Appliance.

500-62-A—B.Q.—73-16 Metropolitan Avenue, south side, 132.35 feet east of 73rd Place, Block 3770, Lot 16, Middle

Village, Borough of Queens, B.N. 204-62, re—installation of coin-operated dry cleaning machines in excess of 60 lbs. capacity and within 20 ft. of public building.

501-62-SA—Coin Clean coin-operated dry cleaning machine, manufactured by Coin Clean Inc., Appliance.

502-62-A—B.Bx.—671-673-675 Timpson Place, west side, 130.30 feet south of Bruckner Boulevard, Block 2603, Lot 192, Borough of The Bronx, B.N. 40-62, re—location of 2nd means of egress.

503-62-BZ—B.Q.—Rockaway Point Boulevard, north side, 174.79 feet west of E Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4810-61, re—height limit of building within 2 miles of airport—R4 district

504-62-BZ—B.Q.—Rockaway Point Boulevard, north side, 494.99 feet west of E Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4811-61, re—height limit of building within 2 miles of airport—R4 district.

505-62-BZ—B.Q.—Rockaway Point Boulevard, northwest corner of H Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4812-61, re—height limit of building within 2 miles of airport—R4 district.

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507-62-BZ—B.Q.—Rockaway Point Boulevard, south side, 393.61 feet west of E Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4814-61, re—height limit of building within 2 miles of airport—R4 district.

508-62-A—B.Q.—Rockaway Point Boulevard, south side, 393.61 feet west of E Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4814, re—erection of building in bed of mapped street.

509-62-BZ—B.Q.—Southeast corner of Rockaway Point Boulevard and H Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4815-61, re—height limit of building within 2 miles of airport—R4 district.

510-62-BZ—B.Q.—Southeast corner of Rockaway Point Boulevard and H Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4815-61, re—height.

511-62-BZ—B.Q.—J Street, west side between Rockaway Point Boulevard and 3rd Avenue West, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4816-61, re—height limit of building within 2 miles of airport—R4 district.

512-62-A—B.Q.—J Street, west side, between Rockaway Point Boulevard and 3rd Avenue West, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4816-61, re—height.

513-62-BZ—B.Q.—Southeast corner of 3rd Avenue East and H Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4817-61, re—height limit of building within 2 miles of airport—R4 district.

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514-62-A—B.Q.—Southeast corner of 3rd Avenue East and H Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4817-61, re—height.

515-62-BZ—B.Q.—F Street, west side, between 3rd Avenue East and 5th Avenue, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4818-61, re—height limit of building within 2 miles of airport—R4 district.

516-62-A—B.Q.—F Street, west side, between 3rd Avenue East and 5th Avenue, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4818-61, re—height.

517-62-BZ—B.Q.—Southwest corner of 5th Avenue and F Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4819-61, re—height limit of building within 2 miles of airport—R4 district.

518-62-A—B.Q.—Southwest corner of 5th Avenue and F Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4819-61, re—height.

519-62-BZ—B.Q.—Southeast corner of 5th Avenue and H Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4820-61, re—height limit of building within 2 miles of airport—R4 district.

520-62-A—B.Q.—Southeast corner of 5th Avenue and H Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4820-61 re—height.

521-62-BZ—B.Q.—At foot of J Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4821-61, re—height limit of building within 2 miles of airport—R4 district.

522-62-A—B.Q.—At foot of J Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4821-61, re—height.

523-62-BZ—B.Q.—K Street east side, 241.11 feet south of 3rd Avenue West, Block 16350, part of Lot 1, Breezy Borough of Queens, N.B. 4822-61, re—height limit of building within 2 miles of airport—R4 district.

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525-62-BZ—B.Q.—Southwest corner of K Street and 3rd Avenue West, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4823-61, re—height limit of building within 2 miles of airport—R4 district.

526-62-A—B.Q.—Southwest corner of K Street and 3rd Avenue West, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4823-61, re—height.

527-62-BZ—B.Q.—K Street, west side, 494.68 feet south of 3rd Avenue West, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4824-61, re—height limit of building within 2 miles of airport—R-4 district.

528-62-A—B.Q.—K Street, west side, 494.68 feet south of 3rd Avenue West, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4824-61, re—height.

529-62-A—B.Q.—Between Rockaway Point Boulevard and 3rd Avenue East, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4827-61, re—erection of building in bed of mapped street.

530-62-A—B.Q.—Southwest corner of Rockaway Point Boulevard and Beach 193rd Street, Block 16350, part of Lot 1, Breezy Point, Borough of Queens, N.B. 4807-61, re—portion of building in bed of mapped street.

531-62-A—B.B.—144 Mayfair Drive North, south side, 71.50 feet west of East 64th Street, Block 8638, Lot 25, Borough of Brooklyn, Decision—appeal from decision of the Borough Superintendent, re—stop work order.

532-62-A—B.B.—146 Mayfair Drive North, south side, 51.67 feet west of East 64th Street, Block 8638, Lot 24, Borough of Brooklyn, Decision—appeal from decision of the Borough Superintendent, re—stop work order.

533-62-A—B.B.—148 Mayfair Drive North, south side, 31.84 feet west of East 64th Street, Block 8638, Lot 23, Borough of Brooklyn, Decision—appeal from decision of the Borough Superintendent, re—stop work order.

534-62-A—B.B.—150 Mayfair Drive North, southwest corner of East 64th Street, Block 8638, Lot 22, Borough of Brooklyn, Decision—Appeal from a decision of the Borough Superintendent, re—stop work order.

535-62-A—B.B.—156 Mayfair Drive North, southeast corner of East 64th Street, Block 8639, Lot 21, Borough of Brooklyn, Decision—appeal from a decision of the Borough Superintendent, re—stop work order.

536-62-A—B.B.—158 Mayfair Drive North, south side, 30.50 feet east of East 64th Street, Block 8639, Lot 22, Borough of Brooklyn, Decision—appeal from a decision of the Borough Superintendent, re—stop work order.

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538-62-A—B.B.—162 Mayfair Drive North, south side, 70.16 feet east of East 64th Street, Block 8639, Lot 24, Borough of Brooklyn, Decision—appeal from a decision of the Borough Superintendent, re—stop work order.

539-62-A—B.M.—300 Broadway, west side, 50.9 feet south of Duane Street, Block 154, Lot 6, Borough of Manhattan, Alt. 121-62, re—2 means of egress.

540-62-A—B.B.—24 7th Avenue and 135 Sterling Place, northwest corner, Block 942, Lots 49 and 51, Borough of Brooklyn, B.N. 1939-61, re—marquee.

541-62-A—F.D.—211 West 18th Street, north side, 150 feet west of 7th Avenue, Block 768, Lot 29, Borough of Manhattan, Decision re Order No. 513515, re—approved automatic sprinkler system.

542-62-A—F.D.—853 Lexington Avenue, north side, 226 feet east of Patchen Avenue, Block 1623, Lot 70, Borough of Brooklyn, Decision re Order No. 4853-1, re—approved wet automatic sprinkler system.

CALENDAR

543-62-SA—RCA Whirlpool Wash-A-Lot, Model C6112360 (236), a 16# washer (commercial) for use by patrons of coin operated laundry stores, manufactured by Whirlpool Corporation, Appliance.

544-62-A—B.B.—2328 National Drive, south side, 1315 feet 4 inches east of Strickland Avenue, Block 8592, Lot 51, Borough of Brooklyn, Decision—appeal from the granting of Building Permits.

545-62-A—B.B.—2336 National Drive, south side, 1352 feet east of Strickland Avenue, Block 8592, Lot 55, Borough of Brooklyn, Decision—appeal from the granting of Building Permits.

546-62-A—B.B.—2344 National Drive, south side, 1472 feet east of Strickland Avenue, Block 8592, Lot 59, Borough of Brooklyn, Decision—appeal from the granting of Building Permits.

547-62-A—B.Bx.—2179-2187 Matthews Avenue, west side, 92.1 feet south of Pelham Parkway South, cellar, Block 4322, Lots 43, 45 and 47, Borough of The Bronx, Amendment to Alt. 1172-61, re—3 room class A apartment.

548-62-SA—Loadstar 30-30 (to dry clothes washed in laundry washer), manufactured by Huebsch Originators, Appliance.

RULES

	Last Publication
Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier, Rules ..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of ..	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture, Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime) ..	Aug. 3, 1937—Vol. 22, No. 31
Coin-Operated Dry Cleaning Establishments, Rules Covering ..	Mar. 29, 1962—Vol. 47, No. 13
Dry Cleaning Establishments, Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior)	April 15, 1958.
Fire Drill Rules	June 14, 1962—Vol. 47, No. 24
Fire Resistive, Flameproof Materials, etc., Rules for Testing of Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	Feb. 1, 1962—Vol. 47, No. 5
Fireproof Wood, Testing of	June 30, 1960—Vol. 45, No. 26
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Hatchway Protection	Apr. 7, 1925—Vol. 10, No. 14
Insulating Fibre Board Rules	June 5, 1928—Vol. 13, No. 23
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Mar. 25, 1952—Vol. 37, No. 13A
Oil Burner Rules	Feb. 11, 1947—Vol. 32, No. 6
Opening Protective Assemblies, Rules for Inspection of	June 25, 1959—Vol. 44, No. 25
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	May 27, 1954.
Plumbing Rules	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply)	Aug. 3, 1937—Vol. 22, No. 31
Procedure, Rules of	Nov. 13, 1956.
	Oct. 8, 1959—Vol. 44, No. 40

	Last Publication
Smoking in Factories, Rules for ..	Feb. 22, 1962—Vol. 47, No. 8
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	Apr. 5, 1962—Vol. 47, No. 14
Sprinkler, Rules	June 29, 1937—Vol. 22, No. 26
Standpipe Fireline Rules	June 8, 1937—Vol. 22, No. 23
Structural Alterations, Reporting.	June 7, 1932—Vol. 17, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code) ..	Sept. 3, 1946—Vol. 31, No. 36
Zoning Resolution, Rule to Supplement Section 19-A—	July 11, 1958.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

JUNE 26, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning, June 26, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y.* on the following matters:

222-41-BZ—Vol. II

APPLICANT—John E. Paggioli for Edward J. Moore, owner.

SUBJECT—Application reopened November 9, 1960 as Volume II—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the maintenance of a existing stable for 30 horses previously granted by the Board, the term of the previous variance lapsed on July 15, 1952.

PREMISES AFFECTED—918-922 Clove Road, west side, 330 feet south of Empress Avenue, Block 323, Lot 50, Borough of Richmond.

1817-61-BZ

APPLICANT—Morton M. Davis for Sanber Realty Company, Incorporated, owner.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Sections 7f and 21 of the Zoning Resolution, to permit in a business and residence use district, the use of a gasoline service station, lubricatorium, auto wash, auto repairs, office, storage, and parking of motor vehicles.

PREMISES AFFECTED—3110 Westchester Avenue, northeast corner of Willow Lane, Block 4199, Lot 32, Borough of The Bronx.

1818-61-A

APPLICANT—Morton M. Davis for Sanber Realty Company, Incorporated, owner.

SUBJECT—Application December 7, 1961—Filed pursuant to Section 36, Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—3110 Westchester Avenue, northeast corner of Willow Lane, Block 4199, Lot 32, Borough of The Bronx.

1875-61-BZ

APPLICANT—Ingram S. Carner for Rea 217 Corporation, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a retail use district, in conjunction with the erection of a one story and basement building for use as an authorized car agency, the uses of incidental auto repairs, the open area to be used for sales and service of new and used cars and the parking for more than five cars.

PREMISES AFFECTED—217-07 Northern Boulevard, northeast corner of 217th Street, Block 6320, Lots 18 and 30, Bayside, Borough of Queens.

1881-61-BZ

APPLICANT—John J. Lynch and James J. Lyons, Jr., for P.B.G. Realty Incorporated, owner.

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SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, E area district, the erection of a six story and basement multiple dwelling that exceeds the permitted area coverage and floor area ratio and encroaches on the required setbacks.

PREMISES AFFECTED—761-763 Astor Avenue, 2301-2313 Wallace Avenue, northwest corner, Block 4348, Lots 1 and 4, Borough of The Bronx.

1891-61-BZ

APPLICANT—William J. Calise for 245 East 17th Street, Incorporated, owner; Myer E. Golan, lessee.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district in an existing four story basement and cellar building with doctors' offices in the basement and first floor, the change in use of the upper floors from apartments to doctors' offices.

PREMISES AFFECTED—245 East 17th Street, north side, 88 feet west of 2nd Avenue, Block 898, Lot 25, Borough of Manhattan.

1899-61-BZ

APPLICANT—Leonard F. Rothkrug for Henry Payson, owner; The Carriage Club, Incorporated, lessee.

SUBJECT—Application December 8, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district, in an existing five story building occupied as a private club, the extension of the use to include cabaret.

PREMISES AFFECTED—19 East 54th Street, north side, 70 feet west of Madison Avenue, Block 1290, Lot 14, Borough of Manhattan.

193-62-BZ

APPLICANT—New York Telephone Company, owner.

SUBJECT—Application filed February 19, 1962—decision of the Borough Superintendent, under Section 73-11(g) and 73-65 of the Zoning Resolution, to permit in a R-10 and C1-5 within a R-10 district, the 12 story enlargement of an existing telephone exchange building that will exceed the permitted floor area ratio, encroaches on the sky exposure plane and has a fire tower balcony in the required rear yard.

PREMISES AFFECTED—208 East 79th Street, south side, 85 feet east of Third Avenue, Block 1433, Lots 40, 44 and 145, Borough of Manhattan.

384-62-BZ

APPLICANT—Paul Friedman, for The Home for Aged and Infirm Hebrews of New York, owner.

SUBJECT—Application April 30, 1962—decision of the Borough Superintendent, under Sections 72-21, 73-61, 73-64 and 73-65 of the Zoning Resolution, to permit in a R7-2 district, the modification of the bulk regulations to permit a two story extension to an existing community facility building without the required setback and a variance to permit the rights to be retained in the approved application filed prior to December 15, 1961.

PREMISES AFFECTED—120-140 West 106th Street, south side, 195 feet east of Amsterdam Avenue, Block 1860, Lot 20 (formerly Lots 20, 25, 55, 118 and 119), Borough of Manhattan.

385-62-A

APPLICANT—Paul Friedman, for The Home for Aged and Infirm Hebrews of New York, owner.

SUBJECT—Application April 30, 1962—Review of decision of the Borough Superintendent on matter of zoning; plans filed before December 15, 1961 and conforming to Zoning Resolution.

PREMISES AFFECTED—120-140 West 106th Street, south side, 195 feet east of Amsterdam Avenue, Block 1860, Lot 20 (formerly Lots 20, 25, 55, 118 and 119), Borough of Manhattan.

617-56-BZ

APPLICANT—Frederick A. Ketcher for Lillian M. Cronin, owner.

SUBJECT—Application reopened May 29, 1962 for consideration as to extension of term of variance, expired April 9, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a retail and local retail use districts the parking and storage of motor vehicles.

PREMISES AFFECTED—3120 Albany Crescent, east side, 72.7 feet north of West 231st Street, Block 3267, Lot 15, Borough of the Bronx.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

1556-61-BZ

APPLICANT—Andrew Di Camillo for Anna Crockett, owner; Tank Bottoms Incorporated, lessee.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Sections 7i and 21 of the Zoning Resolution, to permit in a residence and retail use district, in an existing two story building occupied as boiler room, nonstorage garage for not more than 20 cars, office and two family dwelling the extension of the uses to include motor vehicle repair shop.

PREMISES AFFECTED—416 Senator Street, south side, 100 feet east of 4th Avenue, Block 5855, Lot 13, Borough of Brooklyn.

Hearing closed—Laid over from March 27, 1962 to April 10, 1962, for inspection and decision; then to June 26, 1962 for decision; applicant states present tenant is to vacate.

1557-61-A

APPLICANT—Andrew Di Camillo for Anna Crockett, owner; Tank Bottoms Incorporated, lessee.

SUBJECT—Application September 22, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, additional use of motor repair shop.

PREMISES AFFECTED—416 Senator Street, south side, 100 feet east of 4th Avenue, Block 5855, Lot 13, Borough of Brooklyn.

1802-61-BZ

APPLICANT—Aaron Halpern for Frank Panuccio, owner.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use D area district, the erection of a one story building for use as warehouse, light manufacturing and office with a loading and unloading berth, the proposed building exceeds the area coverage in the business portion of the premises.

PREMISES AFFECTED—75-02 51st Avenue, south side, 84.37 feet west of Jacobus Street, Block 2467, Lot 24, Elmhurst, Borough of Queens.

Hearing closed—Laid over from May 29, 1962, to June 26, 1962, for inspection and decision.

1673-61-BZ

APPLICANT—Leonard F. Rothkrug for Andrew J. J. Ridell, owner.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a non-transient parking lot for parking and storage of more than five motor vehicles (pleasure type only) for a temporary term of ten years in conjunction with the existing 4 car garage.

PREMISES AFFECTED—264 Winthrop Street, south side, 252 feet 6 inches west of Nostrand Avenue, Block 5050, Lot 31, Borough of Brooklyn.

Hearing closed—Laid over from June 12, 1962 to June 26, 1962, for inspection and decision.

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1735-61-BZ

APPLICANT—Frank Randazzo for Alfio Grammatico, owner.

SUBJECT—Application November 20, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the erection of a one story and basement building for use as retail stores with accessory parking.

PREMISES AFFECTED—8701-8703 Flatlands Avenue, 765-775 East 87th Street, northeast corner, Block 8008, Lot 9, Borough of Brooklyn.

Hearing closed—Laid over from June 12, 1962 to June 26, 1962, for inspection and decision.

1772-61-BZ

APPLICANT—Dominick Salvati and Son for H.N.F. Realty Company, owner.

SUBJECT—Application December 1, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, the reconstruction of an existing gasoline service station with lubrication, non-automatic car wash, office, inspection station, auto repairs with hand tools only and parking of more than five motor vehicles.

PREMISES AFFECTED—139-10 to 139-14 Springfield Boulevard, southwest corner of 139th Avenue, Block 13029, Lot 37, Springfield, Borough of Queens.

Hearing closed—Laid over from June 12, 1962 to June 26, 1962, for inspection and decision; applicant to submit revised and additional drawing.

1827-61-BZ

APPLICANT—Joseph Schafran for George Lorber, owner.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five pleasure type motor vehicles for a temporary term of years.

PREMISES AFFECTED—307 West 46th Street, north side, 125 feet west of 8th Avenue, Block 1037, Lot 27, Borough of Manhattan.

Hearing closed—Laid over from June 12, 1962 to June 26, 1962, for inspection and decision.

1850-61-BZ

APPLICANT—Max Siegel Associates for Greenpoint Terminal Warehouse Incorporated, owner; Zeckendorf Commodore Auto Park Incorporated, lessee.

SUBJECT—Application November 27, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a "B" area district, the construction of an open parking garage on a lot extending from street to street without the required rear yard.

PREMISES AFFECTED—215 East 43rd Street, north side, 205 feet east of Third Avenue, 212 East 44th Street, Block 1317, Lots 9, 10 and 40, Borough of Manhattan.

Hearing closed—Laid over from June 12, 1962 to June 26, 1962, for inspection and decision.

1681-61-BZ

APPLICANT—Samuel Garnett for Henderson Mathews, owner; South View Service Station, Incorporated, lessee.

SUBJECT—Application November 13, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, auto repair shop and five car garage the erection of a one story extension to the existing shop building to enclose the existing uses.

PREMISES AFFECTED—29-37 7th Avenue South, east side, 9 feet, 10½ inches north of Bedford Street, Block 586, Lot 45, Borough of Manhattan.

Hearing closed—Laid over from May 22, 1962, to June 12, 1962, for applicant to submit more complete drawings; then to June 26, 1962, for inspection and decision; applicant to submit revised drawings.

337-60-BZ—Vol. II

APPLICANT—Charles M. Spindler for Paul Recker, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a local retail and residence use district, the reconstruction of an existing gasoline service station to include the uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles.

PREMISES AFFECTED—6451-6461, 6455 Official, Broadway, west side, 97 feet south of Mosholu Avenue, Block 3421, Lot 2098, Borough of The Bronx.

Hearing closed—Laid over from May 29, 1962 to June 12, 1962, for inspection and decision; then to June 26, 1962, for decision; applicant to submit revised drawings.

1130-48-BZ—Vol. III

APPLICANT—Hodges Reavis McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c, 7e and 21 of the Zoning Resolution to permit in a local retail and residence use, G area district at an existing golf driving range and miniature golf course previously granted by the Board, the extension of the uses to include baseball batting cages, restaurant, offices, rest rooms, promenade arcade, open air ice skating rink and accessory patron parking with roof and business signs with 20 feet of a mapped steet, the proposed work includes additional buildings.

PREMISES AFFECTED—231-05 Northern Boulevard, north east corner, of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50 and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34, 105, 111, 1 and 9, Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

Hearing closed—Laid over from May 1, 1962, to May 15, 1962, for hearing at request of the applicant; then to May 29, 1962, for inspection and decision; then to June 12, 1962, for decision; applicant to submit new plans; then to June 26, 1962, for decision; at request of the applicant; the applicant is to submit revised plans.

1131-48-A—Vol. II

APPLICANT—Hodges Reavis McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume II—Appeal from a decision of the Borough Superintendent, re—storage building and baseball batting cages in bed of mapped street.

PREMISES AFFECTED—231-05 Northern Boulevard, north east corner of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50, and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34 and 105, 111, 1, 9, Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

714-59-BZ

APPLICANT—Julian Roth of Emery Roth and Sons for Beekman Town House, Incorporated.

SUBJECT—Reopened and restored to docket February 14, 1962 by order of the Court for further action, re—decision of the Borough Superintendent under Section 7e of the Zoning Resolution, to permit in a local retail and residence use district, the change in use of the present accessory garage of the existing multiple dwelling to allow the surplus parking space for transient parking, previously granted.

PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40 (37-43 incl. and 141), Borough of Manhattan.

Hearing closed—Laid over from May 15, 1962, to May 29, 1962, for inspection and decision; then to June 12, 1962,

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for decision; applicant to submit statement and corrected drawings; then to June 26, 1962, for inspection and decision; applicant to submit statement as to garage facilities in the neighborhood and also corrected drawings showing amount of space for parking use in the basement.

139-60-A

APPLICANT—Julian Roth of Emery Roth and Sons for Beekman Town House, owner.

SUBJECT—Reopened and restored to docket, February 14, 1962 by order of the Court for further action, re-application filed pursuant to Section 60 of the Multiple Dwelling Law for variation of Section 60, subdivision 1d of the Multiple Dwelling Law re-conversion of multiple dwelling garage to transient garage.

PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40, Borough of Manhattan.

1456-61-BZ

APPLICANT—Leonard Lazarus for John Martinelli, owner; Runway 19, Incorporated, lessee.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7h and 19B (e) of the Zoning Resolution, to permit in a residence use F area district, the maintenance of a parking lot to provide parking spaces for a proposed hotel that is not on the same lot.

PREMISES AFFECTED—151-07 North Conduit Boulevard, northeast corner of 151st Place, Block 12133, Lot 1, Jamaica, Borough of Queens.

Hearing closed—Laid over from March 20, 1962, to April 3, 1962, at request of applicant, to present brief as to Board's jurisdiction under the new Zoning Resolution; hearing to be continued; then to June 5, 1962 for continued hearing, to await possible change in 151st Place; then to June 12, 1962 for continued hearing and information previously requested by the Board; applicant to be notified to be present; then to June 26, 1962, for decision; Board awaiting additional information to be submitted by the applicant; applicant to be notified of new date.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, southeast corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

Hearing closed—Laid over from January 16, 1962, without date for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 20, 1962 for decision; then to March 27, 1962, for decision, at request of applicant; then to April 10, 1962, for decision at request of applicant; to submit revised plans; then to May 1, 1962, for decision; at request of applicant; then to May 15, 1962, for decision at the request of the applicant; applicant to file revised drawings; then to May 29, 1962, for applicant to submit revised drawings and for decision; then to June 5, 1962, for decision at the request of the applicant; the applicant to submit revised drawings; then to June 12, 1962 for decision; then to June 26, 1962, at request of applicant to file revised plans showing parking and landscaping and agreement for parking on adjacent lot.

MAX H. FOLEY, *Chairman.*

JUNE 26, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, June 26, 1962 at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

183-62-A

APPLICANT—Elliot Saltzman for Salvatore Giardina, owner.

SUBJECT—Application February 19, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re-building not facing legal street.

PREMISES AFFECTED—68 Romer Road, east side, 473.51 feet north of Four Corners Road, Block 870, Lot 113, Todt Hill, Borough of Richmond.

184-62-A

APPLICANT—Elliot Saltzman for Pasquale Fichera, owner.

SUBJECT—Application February 19, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re-building not facing legal street.

PREMISES AFFECTED—74 Romer Road, east side, 461.51 feet north of Four Corners Road, Block 870, Lot 112, Todt Hill, Borough of Richmond.

192-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—Filed pursuant to Section 36, Art. 3 of the General City Law re-building not facing legal street.

PREMISES AFFECTED—2087 North Railroad Avenue, northwest corner of Buffalo Street, Block 4961, Lot 1, Oakwood, Borough of Richmond.

193-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application filed February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re-building not facing legal street—Emmet Avenue.

PREMISES AFFECTED—2067 North Railroad Avenue, west side, 54.06 feet south of Emmet Avenue, Block 4961, Lot 33, Oakwood, Borough of Richmond.

194-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re-building not facing legal street—Emmet Avenue.

PREMISES AFFECTED—2071 North Railroad Avenue, west side, 94.10 feet south of Emmet Avenue, Block 4961, Lot 35, Oakwood, Borough of Richmond.

195-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re-building not facing legal street—Emmet Avenue.

PREMISES AFFECTED—2075 North Railroad Avenue, west side, 133.39 feet south of Emmet Avenue, Block 4961, Lot 37, Oakwood, Borough of Richmond.

196-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re-building not facing legal Street—Emmet Avenue.

PREMISES AFFECTED—2079 North Railroad Avenue, west side, 172.68 feet south of Emmet Avenue, Block 4961, Lot 39, Oakwood, Borough of Richmond.

197-62-A

APPLICANT—James Whitford, Jr., for Charles Bellavia, owner.

SUBJECT—Application February 23, 1962—filed pursuant to Section 36, Art. 3 of the General City Law re-building not facing legal street.

PREMISES AFFECTED—2083 North Railroad Avenue,

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west side, 49.05 feet north of Buffalo Street, Block 4961, Lot 41, Oakwood, Borough of Richmond.

541-37-A—Vol. II

APPLICANT—Estate of Moritz Simon for Ainsley Lamps, Incorporated, owner.

SUBJECT—Application reopened January 16, 1962 as Volume II—Appeal from an order of the Fire Commissioner, re—Bars on windows.

PREMISES AFFECTED—1097-1105 Flushing Avenue, northeast corner of Porter Avenue, Block 3015, Lot 1, Borough of Brooklyn.

260-61-A

APPLICANT—Atz Realty Corporation, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—252 Water Street, north side, 57.4 feet west of Peck Slip, Block 98, Lot 4, Borough of Manhattan.

283-61-A

APPLICANT—Roe and Kramer for Carolyn Hirschfeld, owner.

SUBJECT—Application March 9, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—85-89 Beekman Street, northwest corner Cliff Street, Block 94, Lots 29, 30 and 31, Borough of Manhattan.

1383-61-A

APPLICANT—Philip P. Agusta for Yesifta Torah Incorporated, owner.

SUBJECT—Application August 30, 1961—Appeal from a decision of the Borough Superintendent re—Class 3, construction, change in use.

PREMISES AFFECTED—501-505 Bedford Avenue, northeast corner of Taylor Street, Block 2173, Lot 1, Borough of Brooklyn.

102-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—206 Rensselaer Avenue, east side, 360.00 feet north of Jefferson Boulevard, Block 6233, Lot 27, Huguenot, Borough of Richmond.

103-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—210 Rensselaer Avenue, east side, 320.0 feet north of Jefferson Boulevard, Block 6233, Lot 25, Huguenot, Borough of Richmond.

104-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—214 Rensselaer Avenue, east side, 280.0 feet north of Jefferson Boulevard, Block 6233, Lot 23, Huguenot, Borough of Richmond.

105-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—222 Rensselaer Avenue, east

side, 200.0 feet north of Jefferson Boulevard, Block 6233, Lot 18, Huguenot, Borough of Richmond.

106-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—226 Rensselaer Avenue, east side, 160 feet north of Jefferson Boulevard, Block 6233, Lot 17, Huguenot, Borough of Richmond.

107-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—230 Rensselaer Avenue, east side, 120 feet north of Jefferson Boulevard, Block 6233, Lot 15, Huguenot, Borough of Richmond.

108-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—234 Rensselaer Avenue, east side, 80.0 feet north of Jefferson Boulevard, Block 6233, Lot 13, Huguenot, Borough of Richmond.

109-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—236 Rensselaer Avenue, east side, 40.0 feet north of Jefferson Boulevard, Block 6233, Lot 11, Huguenot, Borough of Richmond.

110-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—238 Rensselaer Avenue, northeast corner of Jefferson Boulevard, Block 6233, Lot 7, Huguenot, Borough of Richmond.

111-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—246 Sheldon Avenue, south side, 40.0 feet east of Jefferson Boulevard, Block 6234, Lot 11, Huguenot, Borough of Richmond.

502-61-A

APPLICANT—Larry Meltzer for Galan Industries Incorporated, owner.

SUBJECT—Application April 10, 1961—Appeal from a decision of the Borough Superintendent re—egress.

PREMISES AFFECTED—50 Bond Street, north side, 131 feet 9 inches west of Bowery, Block 530, Lot 43, Borough of Manhattan.

1791-61-A

APPLICANT—Jacob Fisher and Donald D. Fisher for Meyer Memblatt, owner.

SUBJECT—Application November 30, 1961—Appeal from

CALENDAR

an order and a decision of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—55 Great Jones Street, south side, 100 feet 2 inches west of Bowery, Block 530, Lot 32, Borough of Manhattan.

1385-61-A

APPLICANT—Morris Hannes for Alan Judson, owner.

SUBJECT—Application filed August 25, 1961—Appeal from a decision of the Fire Commissioner, re—Sprinkler System.

PREMISES AFFECTED—251 Church Street, east side, 50 feet north of Leonard Street, 69 Leonard Street, Block 174, Lot 11, Borough of Manhattan.

1622-61-A

APPLICANT—Morris Hannes for Gladys D. Copland, owner; L. & R. Organic Products Company, Incorporated, lessee.

SUBJECT—Application October 27, 1961—Appeal from an order and decision of the Fire Commissioner, re Sprinkler System.

PREMISES AFFECTED—48-50 White Street, north side, 188 feet east of Church Street, Block 193, Lot 10, Borough of Manhattan.

208-62-A

APPLICANT—James Whitford, Jr. for William J. Walsh, owner.

SUBJECT—Application February 27, 1962—filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—253 St. Andrews Road, north side, 240 feet east of Aultman Avenue, Block 2270, Lot 48, Richmondtown, Borough of Richmond.

209-62-A

APPLICANT—James Whitford, Jr. for William J. Walsh, owner.

SUBJECT—Application February 27, 1962—filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—255 St. Andrews Road, north side, 200 feet east of Aultman Avenue, Block 2270, Lot 50, Richmondtown, Borough of Richmond.

261-62-A

APPLICANT—James Whitford Jr. for Bacci Building Company, Incorporated, owner.

SUBJECT—Application March 20, 1962—filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—91 Nevada Avenue, east side, 911 feet 3 inches north of Rockland Avenue, Block 952, Lot 231, New Dorp, Borough of Richmond.

262-62-A

APPLICANT—James Whitford Jr. for Bacci Building Company, Incorporated, owner.

SUBJECT—Application March 20, 1962—filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—97 Nevada Avenue, east side, 976.89 feet north of Rockland Avenue, Block 952, Lot 234, New Dorp, Borough of Richmond.

263-62-A

APPLICANT—James Whitford Jr. for Bacci Building Company, Incorporated, owner.

SUBJECT—Application March 20, 1962—filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—111 Nevada Avenue, east side, 1032.83 feet north of of Rockland Avenue, Block 952, Lot 238, New Dorp, Borough of Richmond.

264-62-A

APPLICANT—James Whitford Jr. for Bacci Building Company, Incorporated, owner.

SUBJECT—Application March 20, 1962—filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—119 Nevada Avenue, east side, 1108.10 feet north of Rockland Avenue, Block 952, Lot 241, New Dorp, Borough of Richmond.

265-62-A

APPLICANT—James Whitford Jr. for Bacci Building Company, Incorporated, owner.

SUBJECT—Application March 20, 1962—filed pursuant to Section 36 of the General City Law re—building not fronting on legal street.

PREMISES AFFECTED—123 Nevada Avenue, east side, 1173.86 feet north of Rockland Avenue, Block 952, Lot 244, New Dorp, Borough of Richmond.

266-62-A

APPLICANT—James Whitford Jr. for Paul Coulbourne, owner.

SUBJECT—Application March 20, 1962—filed pursuant to Section 36 of the General City Law—re Building not fronting on legal street.

PREMISES AFFECTED—38 St. Mary's Avenue, south side, 369.58 feet west of Bay Street, Block 2847, Lot 62, Rosebank, Borough of Richmond.

313-62-A

APPLICANT—Jacob and Donald Fisher for Memlo Realty Corporation, owner.

SUBJECT—Application filed April 4, 1962—Appeal from a decision of the Borough Superintendent, re—Class 3 construction, Commercial use.

PREMISES AFFECTED—43 West 46th Street, north side, 432 feet east of Avenue of the Americas, Block 1262, Lot 17½, Borough of Manhattan.

MAX H. FOLEY, *Chairman*

JULY 3, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, July 3, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matter:*

308-62-SM

APPLICANT—Belgian American Mercantile Corporation for Ciments D. O'burg S A, owner—portland cement.

MAX H. FOLEY, *Chairman.*

JULY 10, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning, July 10, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matter:*

1814-61-BZ

APPLICANT—Jacob W. Sherman for Milton Dwoskin and Joseph Barocas, owners.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Sections 7f and 7e of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, lubritorium, car washing, minor auto repairs, utility room, office and salesroom and the parking and storage of motor vehicles in the open area with business signs for a temporary term of fifteen years.

PREMISES AFFECTED—124-01 to 124-21 Rockaway

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Boulevard, northeast corner of 124th Street, Block 11681, Lot 25, South Ozone Park, Borough of Queens.

1884-61-BZ

APPLICANT—Lama, Proskauer and Prober for 427 Ralph Avenue Realty Corporation, owner.

SUBJECT—Application November 29, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—1815-1817 Bergen Street, north side, 100 feet east of Ralph Avenue, Block 1445, Lots 67 and 68, Borough of Brooklyn.

1888-61-BZ

APPLICANT—Morton S. Cahn & Herbert H. Warman for Linda Parker, owner.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, on a plot presently occupied with restaurant, patron parking and two family dwelling, the erection of an eight story hotel with restaurant, bar and cocktail lounge, cabaret and catering hall with accessory parking, patron parking and business signs.

PREMISES AFFECTED—93-10 23rd Avenue, southwest corner of 94th Street, Block 1087, Lot 1, Jackson Heights, Borough of Queens.

1907-61-BZ

APPLICANT—Leonard F. Rothkrug for Land Corporation of New York, owner.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Sections 9A and 21 of the Zoning Resolution, to permit in a Class 1 height district, the erection of a six story multiple dwelling in excess of the permitted height within two miles of a designated airport.

PREMISES AFFECTED—132-30 149th Avenue, south side, 67.85 feet west of 134th Street, Block 11886, Lot 30 (presently 21 and 22), South Ozone Park, Borough of Queens.

1922-61-BZ

APPLICANT—Paul Friedman for Runway 19 Incorporated, Long Term Lessee; G.Y.L.F. Corp c/o Harry Tomback, sublessee.

SUBJECT—Application January 13, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the installation of non-flashing, illuminated business signs in connection with a Class B multiple dwelling, hotel and restaurant for a stated term of 30 years.

PREMISES AFFECTED—151-20 Baisley Boulevard, southeast corner of 134th Avenue, Block 12130, Lot 14, Jamaica, Borough of Queens.

1983-61-BZ

APPLICANT—Burke and Groh for Reliance Federal Savings and Loan Associated, owner.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a local retail and residence use district, the maintenance of a curb cut and driveway extending into the residence portion of the premises to provide drive in banking and accessory parking for a bank in the local retail district.

PREMISES AFFECTED—233-15 Hillside Avenue, northwest corner of 234th Street, Block 7934, Lot 1, Bellrose, Borough of Queens.

388-62-BZ

APPLICANT—Leonard F. Rothkrug, for Church of Christ The King, owner.

SUBJECT—Application May 1, 1962—decision of the Borough Superintendent, under Section 72-21 of the Zoning

Resolution, to permit in an R 8 district, the relocation of the rear yard in connection with a proposed convent and parochial school on top of an existing basement church.

PREMISES AFFECTED—1345 Grand Concourse, northwest corner of Marcy Place, Block 2840, Lot 65, Borough of The Bronx.

1901-61-BZ

APPLICANT—Theodore L. Soontup for Frank Feola, owner.

SUBJECT—Application December 8, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use district, the maintenance of a one story extension to an existing dress factory extending into the residence use district.

PREMISES AFFECTED—32-27 103rd Street, east side, 260 feet south of 32nd Avenue, Block 1698, Lot 61, Corona, Borough of Queens.

1993-61-A

APPLICANT—Theodore L. Soontup for Frank Feola, owner.

SUBJECT—Application December 22, 1961—Appeal from a decision of the Borough Superintendent re—frame porch enclosure within fire limits.

PREMISES AFFECTED—32-27 103rd Street, east side, 260 feet south of 32nd Avenue, Block 1698, Lot 61, Corona, Borough of Queens.

426-62-BZ

APPLICANT—Joseph J. Roberto, for New York University, owner.

SUBJECT—Application May 22, 1962—Decision of the Borough Superintendent, under Section 73-641 of the Zoning Resolution, to permit in a R 7-2 district the increase in the coverage of the penthouse level of a multiple dwelling to provide additional rooms for apartment use.

PREMISES AFFECTED—37-39 Washington Square West, 131 West 4th Street, northeast corner, Block 552, Lots 26, 27 and 28, Borough of Manhattan.

427-61-A

APPLICANT—Joseph J. Roberts, for New York University, owner.

SUBJECT—Application May 22, 1962—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 4, sub. 35 c of the Multiple Dwelling Law re—penthouse.

PREMISES AFFECTED—37-39 Washington Square West, 131 West 4th Street, northwest corner, Block 552, Lots 26, 27 and 28, Borough of Manhattan.

1928-61-BZ

APPLICANT—Leonard F. Rothkrug for Land Corporation of New York, owner.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Sections 9A and 21 of the Zoning Resolution, to permit in a class 1 height district, the erection of a multiple dwelling in excess of the permitted height within two miles of a designated airport.

PREMISES AFFECTED—132-10 149th Avenue, southeast corner of 132nd Street, Block 11886, Lot 21, South Ozone Park, Borough of Queens.

949-55-BZ—Vol. II

APPLICANT—A. L. Andujar for H. J. B. Service Incorporated, owner; Texaco Incorporated, lessee.

SUBJECT—Application reopened February 20, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7a and 7A of the Zoning Resolution, to permit in a business use district, the reconstruction and rehabilitation of an existing gasoline service station with accessory uses to include lubrication, auto laundry minor auto repairs with hand tools only and the parking of motor vehicles awaiting service with business entrances within 75 feet of a residence use district.

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PREMISES AFFECTED—794 East 183rd Street south east corner of Southern Boulevard, Block 3113, Lot 30, Borough of the Bronx.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

1661-61-BZ

APPLICANT—Lama, Proskauer and Prober for Peerless Management Corporation, owner.

SUBJECT—Application October 23, 1961—decision of the Borough Superintendent, under Sections 7f 7h and 7i of the Zoning Resolution, to permit in a retail and residence use district, the erection and maintenance of a gasoline service station, lubritorium, minor auto repairs, car washing, office, sale, storage room, and the parking and storage of motor vehicles in the open area with a ground sign for a temporary term of years.

PREMISES AFFECTED—35-34 to 35-42 (35-38 official) Junction Boulevard, west side, 200.08 feet north of 37th Avenue, Block 1469, Lot 21, Astoria, Borough of Queens.

Laid over from April 3, 1962 to July 10, 1962, because of the Board's present lack of jurisdiction.

1575-61-BZ

APPLICANT—De Rose and Cavalieri for Charlotte Parking Corporation, owner.

SUBJECT—Application October 17, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—831 Brady Avenue, north side, 50 feet west of Muliner Avenue, Block 4297, Lots 3 and 5, Borough of The Bronx.

Laid over from March 6, 1962 to March 20, 1962, for applicant to revise application if he wishes to do so; then to April 3, 1962, at the request of the applicant and for inspection for continued hearing; then to July 10, 1962, for continued hearing at the request of the applicant because of the Board's present lack of jurisdiction.

1567-61-BZ

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the change in occupancy of an existing 3 story building from public garage to the manufacture of flashlights and batteries, office, storage and loading and unloading with a business sign for a temporary term of twenty (20) years.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

Laid over from March 6, 1962, to March 13, 1962, for hearing at the request of an objector; then to April 10, 1962, for applicant to consider revising his application since the Board finds it has no jurisdiction under the old Zoning Resolution; then to May 1, 1962 at request of applicant; then to July 10, 1962, because of the present lack of jurisdiction of the Board.

1568-61-A

APPLICANT—Lama, Proskauer and Prober for Harold Hyman, owner.

SUBJECT—Application September 26, 1961—Appeal from a decision of the Borough Superintendent re—egress, steel stairs, etc.

PREMISES AFFECTED—520-530 West 135th Street, south side, 115 feet east of Broadway, Block 1988, Lot 53, Borough of Manhattan.

1136-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e), 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—168-05 to 168-15 144th Drive, northeast corner of 168th Street, Block 13274, Lot 184, Rosedale, Borough of Queens.

Laid over from April 10, 1962 to May 22, 1962, at request of applicant; applicant to send out twenty day notices, and to submit corrected papers; then to July 10, 1962, for possible hearing, due to the Board's present lack of jurisdiction.

1767-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—168-05 to 168-15 144th Drive, northeast corner of 168th Street, Block 13274, Lot 184, Rosedale, Borough of Queens.

1137-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e), 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-20 to 144-40 175th Street, west side, 100 feet north of 144th Drive, Block 13274, Lot 237, Rosedale, Borough of Queens.

Laid over from April 10, 1962 to May 22, 1962, at request of applicant; applicant to send out twenty day notices, and to submit corrected papers; then to July 10, 1962, for possible hearing, due to the Board's present lack of jurisdiction.

1768-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—144-20 to 144-40 175th Street, west side, 100 feet north of 144th Drive, Block 13274, Lot 237, Rosedale, Borough of Queens.

1138-61-BZ

APPLICANT—Burke and Groh for Queens F and J Realty Incorporated, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e), 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 Class ½ height area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setback does not provide the

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required number of parking spaces, exceeds the permitted floor area, exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-60 to 144-70 176th Street, southwest corner, 144th Drive, Block 13287, Lot 2, Rosedale, Borough of Queens.

Laid over from April 10, 1962 to May 22, 1962, at request of applicant; applicant to send out twenty day notices, and to submit corrected papers; then to July 10, 1962, for possible hearing, due to the Board's present lack of jurisdiction.

1769-61-A

APPLICANT—Burke and Groh for Queens F and J Realty Inc., owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—144-60 to 144-70 176th Street, southwest corner, 144th Drive, Block 13287, Lot 2, Rosedale, Borough of Queens.

1139-61-BZ

APPLICANT—Burke and Groh for Queens F and J Realty Incorporated, owner.

SUBJECT—Application July 14, 1961—decision of the Borough Superintendent, under Sections 19B (e), 9A and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a six story and cellar building for use as garden apartments, the proposed building exceeds the permitted area coverage, encroaches on the required setbacks, does not provide the required number of parking spaces and exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—144-61, 144-71 and 144-81 176th Street, southeast corner of mapped 144th Drive, Block 13288, Lot 33, Rosedale, Borough of Queens.

Laid over from April 10, 1962 to May 22, 1962, at request of applicant; applicant to send out twenty day notices, and to submit corrected papers; then to July 10, 1962, for possible hearing, due to the Board's present lack of jurisdiction.

1770-61-A

APPLICANT—Burke and Groh for Queens F and J Realty Inc., owner.

SUBJECT—Application December 1, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 26, subdivision 5b and 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—144-61 to 144-81 176th Street, southeast corner of mapped 144th Drive, Block 13288, Lot 33, Rosedale, Borough of Queens.

1857-61-BZ

APPLICANT—Carl H. Salminen for Joseph LaBarbera, owner.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the change in occupancy from a one family dwelling to a two family dwelling, the existing open terrace encroaches on the required 15 foot setback.

PREMISES AFFECTED—227-50 Murdock Avenue, south side, 160 feet west of Cross Island Parkway, Block 11248, Lot 7, Queens Village, Borough of Queens.

ACTION OF BOARD—Laid over from June 12, 1962 to July 10, 1962, because of the Board's present lack of jurisdiction.

1934-61-BZ

APPLICANT—Burke and Groh for Clark Carpet Cleaning Company, owner; O/U/Contract: Greenway Holding Corp.

SUBJECT—Application December 14, 1961—decision of

the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail and residence use, D and E-1 area, Class ½ height district, the erection of a fourteen story multiple dwelling that encroaches on the required setback and side yards does not provide a yard abutting the residence district, exceeds the permitted floor area in the E-1 district, has less than the required parking spaces and exceeds the permitted height.

PREMISES AFFECTED—223-05 Northern Boulevard, northeast corner of 223rd Street, Block 6329, Lots 1 and 11, Bayside, Borough of Queens.

Laid over from May 8, 1962, to July 10, 1962, for inspection and for possible decision; if the new Zoning Law is amended permitting the Board to make a decision; hearing closed; both applicant and objectors may submit statements.

1935-61-A

APPLICANT—Burke and Groh for Clark Carpet Cleaning Company, owner; O/U/Contract: Greenway Holding Corporation.

SUBJECT—Application December 14, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Sections 4 and 26 sub 2 of the Multiple Dwelling Law re—height, minimum dimensions of yard or courts.

PREMISES AFFECTED—223-05 Northern Boulevard, northeast corner of 223rd Street, Block 6329, Lots 1 and 11, Bayside, Borough of Queens.

1585-61-BZ

APPLICANT—Charles P. Aquavella, owner.

SUBJECT—Application October 8, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, the change in occupancy of an existing two story building from two family dwelling to a one story building for use as office, storage and manufacturing, auto repairs, body and fender repairs, oxyacetylene welding and auto painting (rear building only).

PREMISES AFFECTED—2402 Dean Street, south side, 121 feet 4 inches east of Stone Avenue, Block 1450, Lot 13 Tentative, Borough of Brooklyn.

Laid over from May 29, 1962, to July 10, 1962, for decision, due to Board's present lack of jurisdiction.

1447-61-BZ

APPLICANT—Burke and Groh for Jamaica 169th Street Corporation, owner.

SUBJECT—Application September 19, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use C area district on a plot presently occupied with a frame dwelling, the erection of a one story building for use as a warehouse and office with parking and unloading area, the proposed building exceeds the permitted area coverage and encroaches on the required rear yard.

PREMISES AFFECTED—170-10 93rd Avenue, south side, 75.06 feet east of 170th Street, Block 10219, Lot 3, Jamaica, Borough of Queens.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision; then to July 10, 1962, for decision, because of the Board's present lack of jurisdiction.

1450-61-BZ

APPLICANT—Leonard F. Rothkrug for Bayview Apartments, Incorporated, owner.

SUBJECT—Application September 8, 1961—decision of the Borough Superintendent, under Sections 19B (d) and 21 of the Zoning Resolution, to permit in a residence use, F area district, the reduction of a 124 car accessory garage in an existing multiple dwelling to a 36 car garage and the alteration of the garage space into 16 apartments thereby exceeding the gross floor area and the permitted area coverage.

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PREMISES AFFECTED—84-50 169th Street, west side, 165.01 feet north of Gothic Drive, Block 9860, Lot 40, Jamaica, Borough of Queens.

Hearing closed—Laid over from January 30, 1962 without date, for inspection and for decision; if the new Zoning Resolution is amended to permit the Board to act; then set for April 3, 1962 for decision; then to July 10, 1962, for decision at request of applicant; applicant to submit brief with regard to jurisdiction of the Board.

1451-61-A

APPLICANT—Leonard F. Rothkrug for Bayview Apartments, Incorporated, owner.

SUBJECT—Application September 8, 1961—Filed pursuant to Section 310 of the Multiple Dwelling Law for a variation of Section 34, subdivision 6 of the Multiple Dwelling Law re—minimum dimensions of yard or courts.

PREMISES AFFECTED—84-50 169th Street, west side, 165.01 feet north of Gothic Drive, Block 9860, Lot 40, Jamaica, Borough of Queens.

321-61-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for Berg Locmajian, owner.

SUBJECT—Application reopened October 17, 1961 as Volume II—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of five years.

PREMISES AFFECTED—3317-3319 Perry Avenue, west side, 450 feet north of Holt Place, Block 3343, Lot 136, Borough of The Bronx.

Hearing closed—Laid over from January 9, 1962, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; then set for March 13, 1962 for decision; then to April 3, 1962, for applicant to submit revised application since the Board cannot act under the old Zoning Resolution; then to July 10, 1962, for decision; because of the Board's present lack of jurisdiction.

215-61-BZ

APPLICANT—Lama, Proskauer and Prober for Gizella Brandwein, owner.

SUBJECT—Application February 24, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use, B area district, the erection of a one story building, the entire plot which is in excess of that permitted in a B area district for occupancy as bowling alley, bar, restaurant, kitchen, snack bar, locker rooms, meeting rooms, storage room and accessory rooms, with business signs, for a term of twenty-five (25) years.

PREMISES AFFECTED—1740-1752 (1750 official) Sedgwick Avenue, east side, 221.16 feet north of West 176th Street, Block 2880, Lot 158, Borough of The Bronx.

Hearing closed—Laid over from June 6, 1961, to June 20, 1961, for inspection and decision; then to July 5, 1961, for re-inspection and decision; then to December 12, 1961, for decision to await possible development in the area and the possibility of a conforming use; then to February 6, 1962 for decision to await further development; then to April 10, 1962, for decision; pending further development of the neighborhood; then to July 10, 1962, because of present lack of jurisdiction by the Board.

1457-61-BZ

APPLICANT—Lama, Proskauer and Prober for Louis L. Rosenberg, owner.

SUBJECT—Application September 14, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles with a frame shed and business entrances for a temporary term of ten (10) years.

PREMISES AFFECTED—185-189 33rd Street, north side, 200 feet east of 4th Avenue, Block 681, Lot 68, Borough of Brooklyn.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision; then to July 10, 1962, for possible decision; because of the Board's present lack of jurisdiction.

1481-61-BZ

APPLICANT—Albert Melniker for Jaybar Construction Company, Incorporated, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten (10) years.

PREMISES AFFECTED—414 West 206th Street, south side, 100 feet west of 9th Avenue, Block 2202, Lot 17, Borough of Manhattan.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision; then to July 10, 1962, for possible decision; because of the Board's present lack of jurisdiction.

1492-61-BZ

APPLICANT—Andrew Di Camillo for Joseph Cosoia, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a stated term of ten (10) years.

PREMISES AFFECTED—365-367 91st Street, north side, 154 feet 8 $\frac{5}{8}$ inches west of 4th Avenue, Block 6081, Lots 77 and 78, Borough of Brooklyn.

Hearing closed—Laid over from February 6, 1962, without date, for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision; then to July 10, 1962, for decision; because of the Board's present lack of jurisdiction.

857-47-BZ—Vol. II

APPLICANT—Lama Proskauer and Prober for Miled Properties, Incorporated; Socony Mobil Oil Company, lessee.

SUBJECT—Application reopened October 3, 1961 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, the reconstruction and extension in area of an existing gasoline service station to provide lubrication, minor auto repairs, car washing, store, utility room, parking and storage of more than five motor vehicles on the open area with a business sign and ground sign.

PREMISES AFFECTED—2173 Grand Concourse, west side, 180.73 feet north of East 181st Street, Block 3162, Lots 40, 41 and 43, Borough of The Bronx.

Hearing closed—Laid over from March 13, 1962 to April 10, 1962, for applicant to submit revised application since the Board finds it cannot act under the old Zoning Resolution; then to July 10, 1962, for decision; applicant to amend application under new section of the amended Zoning Resolution and to obtain a new decision of the Borough Superintendent; the Board at present lacks jurisdiction under the old Zoning Resolution.

1555-61-A

APPLICANT—Lama, Proskauer and Prober for Miled Properties, Incorporated, owner; Mobil Oil Company, lessee.

CALENDAR

SUBJECT—Application filed July 25, 1961—appeal from a decision of the Borough Superintendent, re—Gasoline Tanks.

PREMISES AFFECTED—2173 Grand Concourse, west side, 180.73 feet north of East 181st Street, Block 3162, Lots, 40, 41 and 43, Borough of The Bronx.

1442-61-BZ

APPLICANT—Lama, Proskauer and Prober for Kinney Motors, Incorporated, owner.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Section 7i of the Zoning Resolution, to permit in a business use district on a plot presently occupied for the sale and display of new and used cars, the erection of a one story building for the servicing and repair of the owners cars with lubritorium, storage room and office.

PREMISES AFFECTED—2204-2216 Coney Island Avenue, 923-937 Avenue S, northwest corner, Block 6685, Lots 49 and 53, Borough of Brooklyn.

Hearing closed—Laid over from January 23, 1961, without date, for inspection and for decision if the new Zoning Resolution is amended to permit the Board to act; applicant to submit revised drawings; then set for April 17, 1962 for decision; then to July 10, 1962, for decision due to the Board's present lack of jurisdiction.

1536-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—decision of the Borough Superintendent, under Sections 7e, 9A and 21 of the Zoning Resolution, to permit in a residence use E-1 area, district, the erection of a hotel with public restaurant, catering, meeting room and ballroom, the proposed building exceeds the permitted height within two miles of a designated airport and the building and pool encroaches on the required setback from a mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 to 13276, Lots 7 and 1, Rosedale, Borough of Queens.

Hearing closed—Laid over from March 13, 1962 to March 27, 1962, for hearing; then to April 17, 1961, for inspection and decision; applicant to submit additional information; then to May 8, 1962, for applicant to obtain new objection from Borough Superintendent, and for decision; then to July 10, 1962, for decision due to lack of jurisdiction of the Board.

1537-61-A

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application October 2, 1961—Filed pursuant to Section 35 Art. 3, of the General City Law re—build in bed of mapped street.

PREMISES AFFECTED—176-02 South Conduit Avenue, southeast corner of 177th Street, Blocks 13275 and 13276, Lots 7 and 1, Rosedale, Borough of Queens.

520-40-BZ—Vol. II

APPLICANT—Charles M. Spindler for Sun Oil Company and Elvira DeFalco, owners.

SUBJECT—Application reopened January 9, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, the reconstruction and extension in area of an existing gasoline service station with accessory uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles with a ground sign.

PREMISES AFFECTED—1788-1804 Eastern Parkway and 2131-2139 Bergen Street, northeast corner, Block 1449, Lots 43 and 47, Borough of Brooklyn.

Hearing closed—Laid over from March 13, 1962 to March

27, 1962, for continued hearing; then to April 10, 1962, for hearing at request of applicant; then to May 1, 1962, for decision at request of applicant; then to May 15, 1962, for decision at the request of the applicant; applicant to submit statement as to Board's jurisdictions; then to July 10, 1962, because of Board's present lack of jurisdiction; applicant to submit letter as to Board's jurisdiction.

1760-61-BZ

APPLICANT—William B. Lichtner for Cornaga Investors, Incorporated, owner.

SUBJECT—Application November 30, 1961—decision of the Borough Superintendent, under Sections 9A and 21 of the Zoning Resolution, to permit in a residence use, Class 1 height district, the erection of a six story and basement multiple dwelling that exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—23-11 Cornaga Avenue, southeast corner of Nasby Place, Block 15753, Lot 72, Far Rockaway, Borough of Queens.

Hearing closed—Laid over from May 15, 1962, to May 29, 1962, for inspection and decision; applicant to submit additional drawings; then to July 10, 1962, for decision; due to Board's present lack of jurisdiction.

MAX H. FOLEY, *Chairman.*

JULY 10, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday afternoon, July 10, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:*

939-60-A

APPLICANT—One Ninety Park Row, Incorporated, owner; Yat Gaw Min Company, lessee.

SUBJECT—Application December 30, 1960—Appeal from a Violation order of the Fire Commissioner re—Sprinkler System.

PREMISES AFFECTED—192 Park Row, west side, 80 feet, 9 inches south of Worth Street, 196 Worth Street, Block 161, Lot 3, Borough of Manhattan.

286-61-A

APPLICANT—Robert Teichman for Minan Realty Company, owner.

SUBJECT—Application March 9, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—11-13 Ferry Street, north side, 49 feet 6¼ inches, west of Jacob Street, Block 104, Lot 28, Borough of Manhattan.

293-61-A

APPLICANT—Robert Teichman for Thalwein Realty Company, owner.

SUBJECT—Application March 10, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—134-136 Duane Street, south side, 49 feet 3 inches west of Church Street, Block 146, Lot 21, Borough of Manhattan.

295-61-A

APPLICANT—John T. McCormack for Independent Warehouses, Division of Baker and Williams, owners.

SUBJECT—Application March 13, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—459-463 Washington Street, east side, 56 feet 3 inches north of Watts Street, Block 595, Lot 27, Borough of Manhattan.

299-61-A

APPLICANT—Samuel Rosenblum for 68 Beekman St., Corporation, owner.

SUBJECT—Application March 9, 1961—Appeal from an

CALENDAR

order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—68 Beekman Street, north side, 30 feet 2 inches east of Gold Street, Block 99, Lot 12, Borough of Manhattan.

972-61-A

APPLICANT—H.M.S. Realty Corporation, owner; Styl-Rite Optics, Inc., lessee.
SUBJECT—Application June 23, 1961—Appeal from an order and a decision of the Fire Commissioner re—discontinue heat, and orders and a decision of the Fire Commissioner re—fluorescent and incandescent lighting.
PREMISES AFFECTED—31-85 Whitestone Parkway, north side, 32nd Avenue, and Higgins Street, entire Block, Block 4404, Lots 1 and 58, Flushing, Borough of Queens.

1476-61-A

APPLICANT—Pragnell Nursing Home for F. D. Duffey, owner; Daniel and Jeannette Roth, lessee.
SUBJECT—Application September 15, 1961—Appeal from an order and a decision of the Fire Commissioner re—alarm for sprinkler system.
PREMISES AFFECTED—2886 Valentine Avenue, east side, 355 feet north of 198th Street, Block 3302, Lot 21, Borough of the Bronx.

1574-61-A

APPLICANT—Irwin Richard Prager, for 976 6th Avenue Inc., owner; E. D. Jewelry Repair Co., lessee.
SUBJECT—Application October 16, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system and a decision of the Borough Superintendent re—egress, ceilings, etc.
PREMISES AFFECTED—976 Avenue of The Americas and 78 West 36th Street, southeast corner, Block 837, Lot 87, Borough of Manhattan.

343-62-A

APPLICANT—Michael D. Schwartz for Orrin G. Judd, owner.
SUBJECT—Application filed April 13, 1962 re—review of decision of the Borough Superintendent re—proposal to reapportion lot into two separate lots.
PREMISES AFFECTED—185 West 4th Street, north side, 91.9 feet west of Sheridan Place, Block 592, Lot 5, Borough of Manhattan.

342-62-A

APPLICANT—Michael D. Schwartz for Orrin G. Judd, owner.
SUBJECT—Application filed April 13, 1962 re—review of

decision of the Borough Superintendent re—proposal to reapportion lot into two separate lots.

PREMISES AFFECTED—183 West 4th Street, north side, 113.67½ feet west of Sheridan Place, Block 592, Lot 6, Borough of Manhattan.

341-62-A

APPLICANT—Michael D. Schwartz for Orrin G. Judd, owner.
SUBJECT—Application April 13, 1962—filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 172 of the Multiple Dwelling Law re—open spaces and minimum dimensions of yards and review of the decision of the Borough Superintendent re—zoning matters.

PREMISES AFFECTED—128 Washington Place, south side, 60.4 feet east of Sheridan Place, Block 592, Lot 5, Borough of Manhattan.

340-62-A

APPLICANT—Michael D. Schwartz for Orrin G. Judd, owner.
SUBJECT—Application April 13, 1962—filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 172 of the Multiple Dwelling Law re—open spaces and minimum dimensions of yards and review of the decision of the Borough Superintendent re—zoning matters.

PREMISES AFFECTED—126 Washington Place, south side, 80.5 feet east of Sheridan Place, Block 592, Lot 6, Borough of Manhattan.

247-62-A

APPLICANT—Samuel Rosenblum for Midtown Estates Incorporated, owner.
SUBJECT—Application March 13, 1962—Appeal from an order and a decision of the Fire Commissioner re—elevator in readiness.

PREMISES AFFECTED—39-43 West 37th Street, north side, 500 feet west of Fifth Avenue, Block 839, Lot 16, Borough of Manhattan.

435-62-A

APPLICANT—Benjamin Grandall for Calvery Tabernacle, owner.
SUBJECT—Application May 23, 1962—Appeal from a decision of the Borough Superintendent re—material not approved.

PREMISES AFFECTED—6308-6324 7th Avenue, 675-683 64th Street, northwest corner, Block 5802, Lot 57, Borough of Brooklyn.

MAX H. FOLEY, *Chairman.*

MINUTES

REGULAR MEETING

TUESDAY MORNING, JUNE 12, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon May 29, 1962, were approved as printed in the Bulletin of June 7, 1962, Vol. 47, No. 23.

1130-48-BZ—Vol. III

APPLICANT—Hodges, Reavis, McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c, 7e and 21 of the Zoning Resolution to permit in a local retail and residence use, G area district at

an existing golf driving range and miniature golf course previously granted by the Board, the extension of the uses to include restaurant, offices, rest rooms, open air ice skating rink and accessory patron parking with roof and business signs with 20 feet of a mapped street, the proposed work includes additional buildings.

PREMISES AFFECTED—231-05 Northern Boulevard, northeast corner of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50 and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45, 34, 105, 111, 1 and 9. Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: Samuel Bodian for Park Dept. and John E. Dumar.

ACTION OF BOARD—Laid over to June 26 1962, at 10 A.M. for decision at request of the applicant; the applicant is to submit revised plans; hearing previously closed.

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1131-48-A—Vol. II

APPLICANT—Hodges, Reavis, McGrath and Downey for Max, Irving and Rebecca Teplitsky, owners.

SUBJECT—Application reopened November 28, 1961 as Volume II—Appeal from a decision of the Borough Superintendent re—storage building and baseball batting cages in bed of mapped street.

PREMISES AFFECTED—231-05 Northern Boulevard, northeast corner of 231st Street, Block 8084, Lots 122, 112, 102, 92 and 71. Block 8086, Lots 1, 50, and 9. Block 8087, Lots 63, 1, 4, 50, 20, 30, 61, 25 and 64. Block 8088, Lots 76, 84, 45 34 and 105, 111, 1, 9. Block 8089, Lots 85 and 7, Douglaston, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for decision at request of the applicant; the applicant is to submit revised plans in conjunction with Cal. No. 1130-48-BZ, Vol. III; hearing previously closed.

714-59-BZ

APPLICANT—Julian Roth of Emery Roth and Sons for Beekman Town House, Incorporated.

SUBJECT—Reopened and restored to docket February 14, 1962 by order of the Court for further action, re—decision of the Borough Superintendent under Section 7e of the Zoning Resolution, to permit in a local retail and residence use district, the change in use of the present accessory garage of the existing multiple dwelling to allow the surplus parking space for transient parking, previously granted.

PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40 (37-43 incl. and 141), Borough of Manhattan.

APPEARANCES—

For Applicant: None.

For Opposition: John H. McCloid.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for inspection and decision; applicant to submit statement as to garage facilities in the neighborhood and also corrected drawings showing amount of space for parking use in the basement; hearing closed.

139-60-A

APPLICANT—Julian Roth of Emery Roth and Sons for Beekman Town House, owner.

SUBJECT—Reopened and restored to docket, February 14, 1962 by order of the Court for further action, re—application filed pursuant to Section 60 of the Multiple Dwelling Law for variation of Section 60, subdivision 1d of the Multiple Dwelling Law re—conversion of multiple dwelling garage to transient garage.

PREMISES AFFECTED—1058-1064 Third Avenue and 164-174 East 63rd Street, southwest corner, Block 1397, Lot 40, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for decision; applicant to submit statement and revised drawings in conjunction with Cal. No. 714-59-BZ; hearing closed.

337-60-BZ—Vol. II

APPLICANT—Charles M. Spindler for Paul Recker, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a local retail and residence use district, the reconstruction of an existing gasoline service station to include the uses of lubrication, non-automatic car washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storing of motor vehicles.

PREMISES AFFECTED—6451-6461, 6455, (Official), Broadway, west side, 97 feet south of Moshula Avenue,

Block 3421, Lot 2098, Borough of The Bronx.

APPEARANCES—

For Applicant: Charles M. Spindler.

For Opposition: Samuel Bodian for Park Dept.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for decision; applicant to submit revised drawings; hearing previously closed.

1422-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Midway Bowl, Incorporated, owner.

SUBJECT—Application September 6, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, E-1 area district, the erection of a three story building for use as a hotel.

PREMISES AFFECTED—248-04 South Conduit Avenue, southeast corner of Hook Creek Boulevard, Block 13623, Lots 1 and 6, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: R. S. Hardy.

For Opposition: None.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. at request of applicant, to file revised plans showing parking and landscaping and agreement for parking on adjacent lot; hearing previously closed.

1456-61-BZ

APPLICANT—Leonard Lazarus for John Martinelli, owner; Runway 19, Incorporated, lessee.

SUBJECT—Application September 15, 1961—decision of the Borough Superintendent, under Sections 7h and 19B (e) of the Zoning Resolution, to permit in a residence use F area district, the maintenance of a parking lot to provide parking spaces for a proposed hotel that is not on the same lot.

PREMISES AFFECTED—151-07 North Conduit Boulevard, northeast corner of 151st Place, Block 12133, Lot 1, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for decision; Board awaiting additional information to be submitted by the applicant; hearing previously closed; applicant to be notified of new date.

1623-61-BZ

APPLICANT—Haus and Bresin for Emil Landau, owner.

SUBJECT—Application October 27, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the erection of a one and two story factory and garage building with offices and cafeteria, with accessory patron and employee parking and loading and unloading in the open area for a temporary term of twenty years.

PREMISES AFFECTED—2351-2379 Waterbury Avenue, northwest corner of Zerega Avenue, Block 3833, Lots 51, 62 and 67, Borough of The Bronx.

APPEARANCES—

For Applicant: Joseph C. Haus, T. Hartnett and Emil Landau.

For Opposition: Bernard Trencher, David E. Cooper, Margaret Muccio, Catherine Netti and Nancy Riviezzo.

ACTION OF BOARD—Laid over to July 3, 1962, at 10 A.M. for inspection and decision; hearing closed.

1673-61-BZ

APPLICANT—Leonard F. Rothkrug for Andrew J. J. Ridell, owner.

SUBJECT—Application November 10, 1961—decision of the Borough Superintendent, under Section 7h of the Zoning Resolution, to permit in a residence use district, the erection and maintenance of a non-transient parking

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lot for parking and storage of more than five motor vehicles, pleasure type only, for a temporary term of ten years in conjunction with the existing 4 car garage.

PREMISES AFFECTED—264 Winthrop Street, south side, 252 feet 6 inches west of Nostrand Avenue, Block 5050, Lot 31, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: Edwin C. Harling.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for inspection and decision; hearing closed.

1681-61-BZ

APPLICANT—Samuel Garnett for Henderson Mathews, owner; South View Service Station, Incorporated, lessee.

SUBJECT—Application November 13, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, auto repair shop and five car garage the erection of a one story extension to the existing shop building to enclose the existing uses.

PREMISES AFFECTED—29-37 7th Avenue South, east side, 9 feet, 10½ inches north of Bedford Street, Block 586, Lot 45, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Garnett and Arnold Schwartz.

For Opposition: None.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for decision; applicant to submit revised drawings; hearing previously closed.

1733-61-BZ

APPLICANT—Arnold Haber for Paul Greem, owner; Fashion Management Corp., lessee.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district in an existing 11 story building occupied as store, offices and factory, the change in use of the first floor from retail store to motion picture theatre.

PREMISES AFFECTED—6-8 West 57th Street, south side, 162.6 feet west of Fifth Avenue, Block 1272, Lot 45, Borough of Manhattan.

APPEARANCES—

For Applicant: Benjamin F. Nolan.

For Opposition: None.

ACTION OF BOARD—Laid over to June 19, 1962, at 10 A.M. for further consideration and decision; hearing previously closed.

1735-61-BZ

APPLICANT—Frank Randazzo for Alfio Grammatico, owner.

SUBJECT—Application November 20, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the erection of a one story and basement building for use as retail stores with accessory parking.

PREMISES AFFECTED—8701-8703 Flatlands Avenue, 765-775 East 87th Street, northeast corner, Block 8008, Lot 9, Borough of Brooklyn.

APPEARANCES—

For Applicant: Frank Randazzo, Anna Seery and Alfio Grammatico.

For Opposition: Joseph Biscotti, Catherine Alessandro, Anthony Bonsignore and William Rosenblatt.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for inspection and decision; hearing closed.

1772-61-BZ

APPLICANT—Dominick Salvati and Son for H. N. F. Realty Company, owner.

SUBJECT—Application December 1, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, the reconstruction of an existing gasoline service station with lu-

brication, non-automatic car wash, office, inspection station, auto repairs with hand tools only and parking of more than five motor vehicles.

PREMISES AFFECTED—139-10 to 139-14 Springfield Boulevard, southwest corner of 139th Avenue, Block 13029, Lot 37, Springfield, Borough of Queens.

APPEARANCES—

For Applicant: Leon Komondorea.

For Opposition: None.

For Administration: Samuel Bodian, Park Dept.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for inspection and decision; applicant to submit revised and additional drawings; hearing closed.

1827-61-BZ

APPLICANT—Joseph Schafran for George Lorber, owner.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five pleasure type motor vehicles for a temporary term of years.

PREMISES AFFECTED—307 West 46th Street, north side, 125 feet west of 8th Avenue, Block 1037, Lot 27, Borough of Manhattan.

APPEARANCES—

For Applicant: Joseph Schafran and George Lorber.

For Opposition: None.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for inspection and decision; hearing closed.

1850-61-BZ

APPLICANT—Max Siegel Associates for Greenpoint Terminal Warehouse Incorporated, owner; Zeckendorf Commodore Auto Park Incorporated, lessee.

SUBJECT—Application November 27, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a B area district, the construction of an open parking garage in a rear yard.

PREMISES AFFECTED—215 East 43rd Street, north side, 205 feet east of Third Avenue, 212 East 44th Street, Block 1317, Lots 9, 10 and 40, Borough of Manhattan.

APPEARANCES—

For Applicant: Max Siegel and Lawrence Wolf.

For Opposition: Benjamin Borax.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for inspection and decision; hearing closed.

1857-61-BZ

APPLICANT—Carl H. Salminen for Joseph LaBarbera, owner.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, G-1 area district, the change in occupancy from a one family dwelling to a two family dwelling, the existing open terrace encroaches on the required 15 foot setback.

PREMISES AFFECTED—227-50 Murdock Avenue, south side, 160 feet west of Cross Island Parkway, Block 11248, Lot 7, Queens Village, Borough of Queens.

APPEARANCES—

For Applicant: Carl H. Salminen and Joseph LaBarbera.

For Opposition: None.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. because of the Board's present lack of jurisdiction.

693-29-BZ—Vol. II

APPLICANT—Crinnion and Crinnion for J. P. and H. A. Whelan, owners; Whelan's Garage, Incorporated, lessee.

SUBJECT—Application reopened January 30, 1962 as Volume II—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a retail use district, the extension of the existing uses of storage garage, boiler room and parking lot for more than five motor vehicles to include minor motor vehicle repairs with hand tools only, located within the building.

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PREMISES AFFECTED—3129 Bailey Avenue, west side, 106.04 feet south of West 233rd Street, Block 3267, Lots 35, 36, 50 and 54, Borough of The Bronx.

APPEARANCES—

For Applicant: Robert J. Crinnion.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 22, 1962 after due notice by publication in the Bulletin; laid over to June 12, 1962 for inspection and decision; applicant to submit statement as to basis of application on a different section of the Zoning Resolution; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 20, 1961 acting on Alt. Applic. No. 915-61, reads:

"1. Change of use from boiler room, storage garage and parking lot for more than five motor vehicles to 'Boiler room, storage garage, parking lot for more than five motor vehicles and minor motor vehicle repairs with hand tools only' in a building which is located in a Retail Use District is contrary to Art. II Section 4A of the Zoning Resolution and B.S.A. Cal. No. 693-29-BZ."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c of the Zoning Resolution, to permit in a retail use district, the extension of the existing uses of storage garage, boiler room and parking lot for more than five motor vehicles to include minor motor vehicle repairs with hand tools only, *on condition* the work conform to drawings filed with this application dated December 1st, 1961, 6 sheets; on *further condition* that there be no vehicular opening in the north wall of the building and that repair work will be done only inside the building; that the owner may construct an additional curb cut and entrance to the parking lot on Bailey Avenue if he so desires; that all laws, rules and regulations applicable be complied with; permit be obtained, work done and Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

262-33-BZ—Vol. II

APPLICANT—Charles M. Spindler for Victor Segal, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, the alteration to the building and the addition of one curb cut to be maintained with the uses of lubrication, auto washing (non-automatic), office, sale of accessories, minor repair with hand tools only, safety inspection station and the parking and storage of motor vehicles.

PREMISES AFFECTED—125-02 Merrick Boulevard, southwest corner of 125th Avenue, Block 12526, Lot 122, South Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Charles M. Spindler.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 29, 1962 after due notice by publication in the Bulletin; laid over the June 12, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated December 11, 1961 acting on Alt. Applic. No. 2832-61, reads:

"1. Proposed alteration of existing gasoline service station to include lubrication, auto washing (non-automatic), office, sales of accessories, minor repairs with hand tools only, safety inspection station, parking & storage of motor vehicles is contrary to B.S.A. Resolution Cal. #262-33-BZ.

2. Additional curb cut is contrary to B.S.A. Resolution Cal. #262-33-BZ."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision a of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7 a, to permit in a retail use district, at an existing gasoline service station, the alteration to the building and the addition of one curb cut, to be maintained with the uses of lubrication, non-automatic auto washing, office, sale of accessories, minor repairs with hand tools only, safety inspection station and the parking and storage of motor vehicles *on condition* that the work shall conform to drawings filed with this application dated December 13, 1961, 4 sheets; that sidewalks, curb and curb cuts on both streets shall be constructed and put in condition satisfactory to the Borough President; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

376-42-BZ—Vol. II

APPLICANT—Edward Handelman for The Heights Company, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of term of variance which expired February 26, 1962—decision of the Borough Superintendent; previously granted on condition, under Section 7i of the Zoning Resolution, permitting partly in a business use and partly in a residence use district, the conversion of occupancy of part of an existing building; said building is used in part as a garage for more than five (5) motor vehicles.

PREMISES AFFECTED—8-16 Clinton Street, west side, 34 feet 5 inches south of Fulton Street, Block 238, Lot 52, Borough of Brooklyn.

APPEARANCES—

For Applicant: Edward Handelman.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on September 29, 1954, this application was granted by the Board on certain conditions; and

WHEREAS, this application was reopened and the term extended for ten years on February 26, 1952; and

WHEREAS, the applicant states that the only document missing is the decision of the Brooklyn Borough Superin-

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tendent of the Department of Buildings on the Amendment which was offered for filing, but which has been refused for the following reason: that about a month ago, he appeared in person at the Building Department in Brooklyn's Borough Hall, prepared to file the amendment for such a decision; that the Building Department refused to accept the Amendment or to take action on his request without its file on the original decision which was brought before the Board in 1924; that the file has apparently been lost by the Building Department; that for the past four weeks, he has made several trips to the Building Department, have seen the members of the Department to whom he was referred, and has made every effort to file the file, with and without the aid of Building Department personnel; that all efforts have proven fruitless; that the time is now too short to hope that some miracle will resurrect the Building Department file in time for a decision to be issued upon which the Board may act; that he therefore requests advice on how, under the circumstances described, he may place the matter on the Calendar of the Board in order to obtain the necessary extension of the variance that has existed for almost twenty years; that the owner and lessee of the property should not be made to suffer any loss of rights by reason of clerical deficiencies in the Brooklyn Building Department; and

WHEREAS, the applicant further states that the area surrounding the site has been altered principally through the so-called Cadman Plaza redevelopment project, which includes the general rehabilitation of downtown Brooklyn, the establishment of the Brooklyn Civic Center and the widening of Fulton Street; that the triangular block bounded by Fulton, Pierrepont and Clinton Streets was mostly razed and a new public library branch erected at the northernmost apex of that triangle; that the balance of the block now contains a single office building and the main office of the Brooklyn Savings Bank; that a large area on the west side of Clinton Street, north of the Crescent Building, at the northwest corner of Clinton and Pierrepont Streets, was converted to use as a parking lot; that the property continues to be partly in a business use and partly in a residence use district, although the designations are now C-6-4 and R-8; and

WHEREAS, the applicant requested reopening of this application and extension of the term of variance, which had expired by time limitation February 26, 1962 under Section 11-411 of the Amended Zoning Resolution; and

WHEREAS, this application was reopened on March 27, 1962 and set for hearing on May 1, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on May 1, 1962 after due notice by publication in the Bulletin; laid over to June 12, 1962 for decision as to extension of the term of variance pending action by the Board of Estimate; and

WHEREAS, the decision of the Borough Superintendent, dated March 6, 1962 acting on B.N. Applic. No. 533-42, reads:

"These premises were the subject of a conditional variance by Bd. of S. & A. under Cal. 376-42-BZ for a period of ten years ending Feb. 26, 1962. Extension of time for an additional term must be submitted to Board of S. & A. for approval."

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on September 29, 1942 as amended through February 26, 1952 only as to the term of the variance, so that as amended it shall read:

"granted for a term which is to extend only until title to the property passes to the City, and is not, in any case, to extend more than one year from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

229-49-BZ—Vol. V

APPLICANT—Leonard F. Rothkrug for Herbst and Rusciano for Peter I. Feinberg, owner.

SUBJECT—Application reopened January 23, 1962 as Volume V—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence use district, the construction and maintenance of a parking lot for a temporary term of years.

PREMISES AFFECTED—1002-1028 Metcalf Avenue and 1661-1669 Bruckner Boulevard, northeast corner, Block 3721, Lots 1, 8, 10, 14 and 19, Borough of The Bronx.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: Louis Glickhouse and Harvey Fox for N. Y. C. Housing Authority.

For Administration: Samuel Bodian, Park Dept.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on March 20, 1962 after due notice by publication in the Bulletin; and

WHEREAS, this application was laid over at the request of the applicant to June 12, 1962, to submit revised drawings and send out new notices; and

WHEREAS, a public hearing was held on this application on June 12, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated May 9, 1962 acting on N.B. Applic. No. 2034-61, reads:

"1. Under the provisions of Art. I, Chap. I, Sect. 40 of the Zoning Resolution, any change of use for premises previously authorized by Board of Standards & Appeals must be referred back to the Board. Proposed change of use of premises located in an R-5 District from Used Car Sales Lot to accessory parking for customers and employees is contrary to Art. I, Chap. I Sect. 413 of the Zoning Resolution and contrary to B S & A Cal. #229-49-BZ, Vol. IV and is therefore denied."

and

WHEREAS, the decision of the Borough Superintendent, dated May 15, 1962 acting on N.B. Applic. No. 2226-61, reads:

"1. Under the provisions of Art. I, Chap. I, Sect. 40 of the Zoning Resolution, any change of use for premises previously authorized by the Board of Standards & Appeals must be referred back to the Board.

Proposed change of use of a plot located in an R-5 dist. formerly used partly as a used car lot to the following:

(1) for the first 125' on the E/S of Metcalf Ave. N. of Bruckner Blvd. to be used as accessory parking for customers and employees of the proposed White Castle and car hop service.

(2) For the next 150 ft. on the E/S of Metcalf Ave. N. of Bruckner Blvd. to be used as accessory parking for customers and employees of the proposed retail stores on Fetley Ave.

is contrary to Art. I Chapt. I Sect. 413 of the Zoning Resolution and B.S. & A. Cal. #229-49-BZ, Vol. IV."

and

WHEREAS, the decision of the Borough Superintendent, dated November 20, 1961 acting on Alt. Applic. No. 291-61, reads:

"1. Proposed use of premises located in a Residence use district for parking and storage of motor vehicles is contrary to Art. II Sect. 3 of the Zon. Res. and is therefore denied."

and

WHEREAS, the premises and surrounding area were in-

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spected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c of the Zoning Resolution, to permit in restricted retail and residence use districts, the extension of a customer and employee parking lot and car service accessory to the adjoining retail uses, for a temporary term of fifteen years, no fees to be charged, *on condition* the work be done in accordance with drawings filed with this application dated May 18, 1962, 4 sheets; *on further condition* that the parking lot is not to be used until Certificates of Occupancy are issued for the restaurant and store buildings; that there are to be no curb cuts or entrances on Metcalf Avenue; that a two-foot six inch high brick wall with iron picket fence three feet high on top of it shall be constructed along the Metcalf Avenue building line without openings and carried back to the rear of the stores and also extended ninety feet along Bruckner Boulevard with a gate in it where shown; that lighting is to be so installed so that the light will not shine outside this lot; that there be no overnight parking; that there be no business signs on Metcalf Avenue; that there be no used-car sales and no garbage, storage or collection, on Metcalf Avenue; that there be no car-hop or food service within one hundred and twenty-five feet of the north property line; that all laws, rules and regulations applicable be complied with, permit be obtained, work done, Certificate of Occupancy obtained, within the requirements of Section 22A of the Zoning Resolution.

421-50-BZ

APPLICANT—Lama, Proskauer and Prober for Ida Blaer, owner.

SUBJECT—Application reopened May 15, 1962 for consideration as to extension of term of variance, expires July 26, 1965—decision of the Borough Superintendent, previously granted on condition, under Sections 7e, 7f, 7h and 7i of the Zoning Resolution, permitting in a residence and business use districts, gasoline service station, lubricatorium, auto laundry, motor vehicle repairs and office and permitting the parking and storage of more than five (5) motor vehicles on unbuilt upon portion of lot.

PREMISES AFFECTED—4778-4782 Broadway, east side, 225 feet north of Dyckman Street, Block 2233, Lot 10, Borough of Manhattan.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

For Administration: Alfonso Duarte, Dept. of Buildings.

ACTION OF BOARD—Application withdrawn at request of applicant after Board had stated that an extension of variance could not be granted until the expiration of the present term of variance.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

699-54-BZ

APPLICANT—Henry Nordheim for Annie Tomasso, owner.

SUBJECT—Application reopened May 15, 1962 for consideration as to extension of term of variance, expired May 14, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles on unbuilt upon portion of lot.

PREMISES AFFECTED—2231 Belmont Avenue, west side, 150 feet south of East 183rd Street, Block 3086, Lot 36, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Nordheim.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on April 12, 1955, this application was granted by the Board on certain conditions; and

WHEREAS, the term of variance was extended on May 14, 1957, for a term of five years; and

WHEREAS, the applicant requested reopening of this application and consideration under Section 11-411 of the Amended Zoning Resolution as to extension of the term of variance, which expired on May 14, 1962; and

WHEREAS, this application was reopened on May 15, 1962 and set for hearing on June 12, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent, photographs and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on June 12, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated April 12, 1962 acting on Alt. Applic. No. 766-54, reads:

"1. The proposed continuance of use of parking and storage of more than five (5) motor vehicles in vacant portion of lot beyond the expiration date (5-14-62) is contrary to variance granted under Board of Standards & Appeals Cal. #699-54-BZ.

Note: Premises is now located in an R7-1 District."

and

WHEREAS, the applicant states that the present zoning district designation of the site is R7-1 and that conditions within the affected area remain substantially as they were when the Board last acted on this application.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 12, 1955 as amended through May 14, 1957 only as to the term of the variance, so that as *amended* it shall read:

"granted for a term of five years from the date of this *amended* resolution, to permit; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

722-56-BZ

APPLICANT—Marc Joseph for City Builders, Inc., owner.

SUBJECT—Application reopened May 15, 1962 for consideration as to extension of term of variance, expired March 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the maintenance of a parking lot for more than five (5) motor vehicles.

PREMISES AFFECTED—Northwest corner of Grand Avenue and West 176th Street, Block 2867, Lot 98, Borough of The Bronx.

APPEARANCES—

For Applicant: Marc Joseph.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, on March 26, 1957, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant requested reopening of this application and consideration under Section 11-411 of the Amended Zoning Resolution as to extension of the term of

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variance, which expired on March 26, 1962; and

WHEREAS, this application was reopened on May 15, 1962 and set for hearing on June 12, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent, photographs and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on June 12, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated April 3, 1962 acting on Alt. Applic. No. 857-56, reads:

"1. Proposal to renew use of parking and storage of motor vehicles now located in an R7-1 District is contrary to Article II, Chapter 2 of the Zoning Resolution.

Note: The premises are subject to variance granted under B.S. & A. Cal. #722-56-BZ, expiration date 3/26/62."

and

WHEREAS, the applicant states that the present zoning district designation of the site is R7-1 and that conditions within the affected area remain substantially as they were when the Board last acted on this application.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on March 26, 1957 only as to the term of the variance, so that as amended it shall read:

"granted for a term of five years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

18-58-BZ

APPLICANT—Patrick D. Concagh for James J. Spica, owner.

SUBJECT—Application reopened May 15, 1962 for consideration as to extension of term of variance, expires July 8, 1963—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a business use district, a saw and planing mill.

PREMISES AFFECTED—3308 Edson Avenue, northeast corner of Givan Avenue, Block 4881, Lots 75 and 77, Borough of The Bronx.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, on July 8, 1958, this application was granted by the Board on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on May 5, 1959; and

WHEREAS, the applicant requested reopening of this application and consideration under Section 11-411 of the Amended Zoning Resolution as to extension of the term of variance, which expires on July 8, 1963; and

WHEREAS, this application was reopened on May 15, 1962 and set for hearing on June 12, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent, photographs and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on June 12, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated April 11, 1962 acting on Alt. Applic. No. 1165-57, reads:

"1. Change of use from factory bldg. to Saw & Planing Mill located within a residence use district and previously approved by the B.S.A. should be referred to the B.S.A. as per Sect. 11-411 Z.R."

and

WHEREAS, the applicant states that the present zoning

district designation of the site is R-4; that conditions within the affected area remain substantially as they were when the Board last acted on this application and that the reason this application is brought before the Board at this time is that the tenant is engaged wholly in cabinet making, furniture, etc., for the Board of Education, City of New York, in accordance with specifications approved by the Board of Education; that this is the only work they do; that the lease is about to expire and the tenant will not sign for a renewal unless this Board approves an extension of the present variance; that therefore, this application is brought a year ahead of the expiration date.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on July 8, 1958 only as to the term of the variance, so that as amended it shall read:

"granted for a term of five years from the date of this amended resolution, to permit . . . ; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

1115-61-BZ—Vol. II

APPLICANT—Charles M. Spindler for Harry Riber, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7e and 7h of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles for a temporary term of ten years.

PREMISES AFFECTED—87 Lenox Road, north side, 90 feet, 7½ inches west of Bedford Avenue, Block 6064, Lot 80, Borough of Brooklyn.

APPEARANCES—

For Applicant: None.

For Opposition: None.

ACTION OF BOARD—Application withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative 0

Absent: Commissioner Becker 1

1539-61-BZ

APPLICANT—Simeon Heller and George J. Meltzer for William Steinbeck, owner.

SUBJECT—Application October 6, 1961—decision of the Borough Superintendent, under Sections 7c, 7A and 21 of the Zoning Resolution, to permit in a retail and residence use D and E area district, the erection of a one story and cellar extension to an existing restaurant, bar and cabaret with a dwelling on the second floor, the open area extending into the residence district is to be used for accessory parking and has business entrances and exits within 75 feet of a residence use district.

PREMISES AFFECTED—81-01 to 81-05 Myrtle Avenue, north side, from 81st Street to 82nd Street, 78-45 to 78-59 81st Street, 78-72 to 78-84 82nd Street, Block 3832, Lot 1, Glendale, Borough of Queens.

APPEARANCES—

For Applicant: George J. Meltzer.

For Opposition: Fannie Palmeri, Samuel Bodian, for Park Dept., Louise Zorner, Catherine Lorsch, Mildred Pomfret, Julia Renninger, Richard I. Reichelt, Margaret Curry, Paula Kurz, Thomas Davey and Mary Lehmen.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Becker 4

Negative: Commissioner Klein 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 22, 1962 after due notice by publication in the Bulletin; laid over to June 12, 1962 for inspection and decision;

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applicant to submit revised drawings; and

WHEREAS, the decision of the Borough Superintendent, dated October 4, 1961 acting on Alt. Applic. No. 1472-61, reads:

"1. Proposed extension of a business building and parking within the residence portion of lot is contrary to Art. II Sec. 3 of Z.R.

2. Proposed parking within required 10' min. setback in an "E" area district is contrary to Art. IV Sec. 15 of Z.R.

3. Entrance & exit exceeding 3'-6" and business signs within 75' of a residence use district are contrary to Art. II Sec. 7-A of Z.R."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c and Section 7A of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7c, 7A and 21 of the Zoning Resolution, to permit in a retail and residence use, D and E area district, the erection of a one story and cellar extension to an existing restaurant, bar and cabaret, with a dwelling on the second floor, the open area, extending into the residence district, to be used for accessory parking and to have business entrances and exits within 75 feet of a residence use district *on condition* the work be done in accordance with drawings filed with this application dated June 7, 1962, 11 sheets revised, except that the residence now located at 78-72 82nd Street shall remain and shall be used as a residence and not included in the parking lot; that all laws, rules and regulations applicable be complied with, permit be obtained, work done and Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1540-61-A

APPLICANT—Simeon Heller and George J. Meltzer for William Steinbeck, owner.

SUBJECT—Application October 6, 1961—Appeal from a decision of the Borough Superintendent re—frame build. extension, stairs.

PREMISES AFFECTED—81-01 to 81-05 Myrtle Avenue, north side, from 81st Street to 82nd Street, 78-45 to 78-59 81st Street, 78-72 to 78-84 82nd Street, Block 3832, Lot 1, Glendale, Borough of Queens.

APPEARANCES—

For Applicant: George J. Meltzer.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated October 4, 1961 on Alt. Applic. 1472-61, reads:

"4. Proposed extension of a wood frame business building is contrary to Sec. 4.2.1 B.C.

5. Proposed stair to 2nd floor dwelling opening on 1st floor business occupancy is contrary to Sec. 6.1.2.2.5 B.C."

and

WHEREAS, the applicant states that the building is 150.08 feet by 144.11 feet in area, 1 and 2 stories and cellar, 13 and 30 feet high, of class 4 construction, located in retail and residence use, D and E area and class 1 height district, built in 1922, now used and occupied since 1934: cellar—boiler and storage; 1st floor—bar, restaurant and cabaret,

450 persons; 2nd floor—dwelling; attic—unfinished; that the proposed use and occupancy will be: cellar—boiler, office, storage and lounge, 2 persons; 1st floor—bar, restaurant and cabaret, and parking for more than 5 motor vehicles, 550 persons; 2nd floor—dwelling; attic—unfinished; that an accompanying zoning application contains pertinent information about the use of the premises; and

WHEREAS, the applicant states that it is now proposed to renovate the existing frame structures and erect a new Class III addition as shown on accompanying plans, whereby the major portion of the present one story frame extensions would be enveloped with new masonry walls; that it is also proposed to relocate the kitchen into the new Class III addition; that present exterior frame walls of frame extensions would be removed and existing roof joists would be carried on new steel girders and columns; that it is proposed to reduce the number of exterior frame bearing and enclosure walls, and modernize the exterior and the interior of the existing building by use of newer approved type building materials, it is apparent that existing conditions would actually be improved; that it should be noted that the proposed addition is only increasing the structure by 2288.63 square feet and that the entire area of the building is only 7837.28 square feet and that additional exit facilities are being provided in excess of legal requirements; that the owner of the property resides on the 2nd floor with his family and personally conducts the business; that therefore, direct access from his apartment to the 1st floor coat room is a very desirable and convenient facility; that it is proposed to enclose the stair to the 2nd floor with one hour fireproof approved materials and all doors would be of the one-hour fireproof self-closing type; that at the 2nd floor easterly wall there is a door that leads from the apartment to the roof of the extensions; that it is intended that this should serve as a 2nd means of egress, as the roof of the extensions are only approximately 10 feet above grade; that under these circumstances, where no additional hazards are being created, it is requested that the Board grant a variance from the decision of the Borough Superintendent; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated October 4, 1961, acting on Alt. Applic. 1472-61 Objection No. 4 and 5 be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that all of the requirements of the resolution adopted this day by the Board under Calendar Number 1539-61-BZ be complied with, and that a sprinkler system be installed throughout the first floor and cellar.

1734-61-BZ

APPLICANT—Arnold Haber for East End Funeral Home Incorporated, owner.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the maintenance of the premises as a parking lot accessory to an existing funeral home.

PREMISES AFFECTED—3135 Carlisle Place, west side, 28.66 feet north of East 211th Street, Block 4660, Lots 36 and 37, Borough of The Bronx.

APPEARANCES—

For Applicant: Benjamin F. Nolan and Sabatin F. Cinqueman.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 29, 1962 after due notice by publication in the Bulletin; laid over to June 12, 1962 for inspection and decision;

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hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 17, 1961 acting on Alt. Applic. No. 847-61, reads:

"1. Proposed change of use of above premises from vacant land to Accessory Parking Lot for more than 5 motor vehicles to Funeral Home (no parking fee charged) located in a Residence Use District is contrary to Art. II Sect. 3 of the Zoning Resolution and is therefore denied."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the decision of the Borough Superintendent, dated November 17, 1961, acting on Alt. Applic. 847-61, Objection No. 1, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1766-61-BZ

APPLICANT—Burke and Groh for Timpany Building Corporation, owner.

SUBJECT—Application December 1, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use E-1 area Class ½ height district, the erection of a six story and cellar office building with an off street loading berth that exceeds the permitted area coverage, encroaches on the required setback and side yards has excessive floor area and exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—168-14 South Conduit Avenue, southwest corner of 175th Street, Block 13274, Lot 207, Rosedale, Borough of Queens.

APPEARANCES—

For Applicant: Jerrold I. Ehrlich and Joseph Timpano.

For Opposition: Max M. Lome, Albert J. Shapiro, Charles M. Bubello, Alice Bubello, Mary Matele, Amelia Kowbasnyk, Blanche Monacon and Samuel Bodian for Park Dept.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 1, 1962 after due notice by publication in the Bulletin; laid over to May 22, 1962 at request of an objector; then to June 12, 1962 for continued hearing; applicant may revise drawings; and

WHEREAS, the decision of the Borough Superintendent, dated October 6, 1961 acting on N.B. Applic. No. 4105-61, reads:

"1. Proposed office building and garage in a Residence District is contrary to Art. 2 Sect. 3, Zon. Res.

2. Height of proposed building in an airport area, ½ height district is excessive, and contrary to Art. 3, Sect. 8 and 9-A Zon. Res.

3. Proposed building in an E-1 district without any side yard at curb level is contrary to Art. 4, Sect. 15-A Zon. Res.

4. Proposed building nearer than 15' to street front contrary to Art. 4, Sect. 15-A Zon. Res.

5. Area coverage of proposed bldg. is excessive, and contrary to Art. 4, Sect. 15-A Zon. Res.

6. Side yards of proposed bldg. insufficient for such height. Art. 4, Sect. 15 & 15-A Zon. Res.

7. Floor area of proposed bldg. is excessive, and contrary to Art. 4, Sect. 15 & 15-A Zon. Res.

8. Proposed off-street loading berth for business use

in a Residence District is contrary to Art. 2, Sect. 3 Zon. Res."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision e of the Zoning Resolution; and

WHEREAS, the Board found that the applicant failed to substantiate a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution and was therefore not entitled to relief on the grounds of practical difficulty or unnecessary hardship.

Resolved, that the decision of the Borough Superintendent, acting on N.B. Applic. No. 4105-61, Objection Nos. 1, 2, 3, 4, 5, 6, 7 and 8, dated October 6, 1961, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1779-61-BZ

APPLICANT—Lama, Proskauer and Prober for Anmac Holding Corporation, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a manufacturing and residence use district the extension of use of lubritorium, storage garage for more than five cars, office, storage and parking for more than five cars (owners' taxis) into a residence use district.

PREMISES AFFECTED—1876-1906 (1882-1888 official) Atlantic Avenue, south side, 100 feet east of Rochester Avenue, 1869-1875 Pacific Street, Block 1338, Lot 17, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: Harvey Fox for N. Y. C. H. A.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 22, 1962 after due notice by publication in the Bulletin; laid over to May 29, 1962 at request of objector; then to June 12, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 20, 1961 acting on Alt. Applic. No. 3105-60, reads:

"1. In a lot located partly in a Manufacturing Use district and partly in a Residence Use district, the proposed extension of use of an existing lubritorium, storage garage for more than five motor vehicles, offices and storage to include parking for more than five cars (owner's taxis) in the Residence Use district portion of the lot is contrary to Art. II Sect. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c, to permit in a manufacturing and residence use area, the extension of use of lubritorium, storage garage for more than five cars, office, storage and parking for more than five cars, which are to be the owner's taxis, into a residence use district, for a term of fifteen years, *on condition* that

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the work shall conform to drawings filed with this application dated December 4, 1961, 4 sheets; that a split sapling fence, 5 feet 6 inches high, shall be constructed along the Pacific Street building line without openings and along the easterly lot line except where the dwelling occurs; that the split sapling fence may be fastened to the present woven wire fence; that trees shall be planted along the sidewalk on Pacific Street at least 4 inches in diameter in accordance with the Park Department's rules; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1789-61-BZ

APPLICANT—Frederick A. Ketcher for Gales Service Station, Incorporated, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Section 7f of the Zoning Resolution, to permit in a business use district, the erection and maintenance of a gasoline service station, office, storage, lubrication, accessory car wash, minor motor vehicle repairs with hand tools only and the parking and storage of more than five motor vehicles with a ground sign for a temporary term of fifteen years.

PREMISES AFFECTED—2307 White Plains Road, west side, 52.6 feet north of Waring Avenue, Block 4426, Lots 50, 52, and 54, Borough of The Bronx.

APPEARANCES—

For Applicant: Frederick A. Ketcher.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 8, 1962 after due notice by publication in the Bulletin; laid over to May 22, 1962 for inspection and decision; hearing closed; then to June 12, 1962 for decision; applicant to submit revised drawings; and

WHEREAS, the decision of the Borough Superintendent, dated November 13, 1961 acting on N.B. Applic. No. 1857-61, reads:

"1. Erection of a gasoline service station, office, storage, lubrication, accessory car wash, motor vehicle repairs with hand tools, parking for more than 5 motor vehicles & pole identification sign located in a Business use district is contrary to Art. II Sect. 4 of the Z.R."

and
WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision f of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 7f, to permit in a business use district, the erection and maintenance of a gasoline service station, office, storage, lubrication, accessory car wash, minor motor vehicle repairs with hand tools only and the parking and storage of more than five motor vehicles, with a ground sign, for a term of fifteen years, on condition that the work shall conform to drawings filed with this application dated November 28, 1961, 2 sheets, April 4, 1962, 2 sheets and June 6, 1962, 2 sheets revised; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1798-61-BZ

APPLICANT—Associated Architects, H. Hurwit for Anne Oppenheim, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the change of use of premises from sanitorium to storage and offices and stores.

PREMISES AFFECTED—1831 Grand Concourse, 146 East 176th Street, southwest corner, Block 2826, Lot 83, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Hurwit and Anne Oppenheim.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox
Commissioner Becker and Commissioner Klein 4
Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 29, 1962 after due notice by publication in the Bulletin; laid over to June 12, 1962 for inspection and decision; applicant to submit statements; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 22, 1961 acting on Alt. Applic. No. 613-61, reads:

"1. Proposed change of use from Sanitarium to storage, offices, stores and one apt. of a structure located in a Residence use district is contrary to the Zoning Resolution Art. II Sect. 3."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby make a variation in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is granted under Section 21, to permit in a residence use district, the change of use of premises from sanitarium, to storage, offices and stores, for a term of fifteen years, on condition that the work shall conform to drawings filed with this application dated December 4, 1961, 9 sheets and April 13, 1962, 5 sheets, except that the caretaker's apartment shown on the third floor of the frame building shall be omitted and that the third floor of the frame building shall be sealed off and not used; that the offices in this building shall be for professional use only; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1799-61-A

APPLICANT—Associated Architects (H. Hurwit), for Anne Oppenheim, owner.

SUBJECT—Application December 4, 1961—Appeal from a decision of the Borough Superintendent re—live load.

PREMISES AFFECTED—1831 Grand Concourse, 146 East 176th Street, southwest corner, Block 2826, Lot 83, Borough of The Bronx.

APPEARANCES—

For Applicant: Henry Hurwit and Anne Oppenheim.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox,
Commissioner Becker and Commissioner Klein 4
Negative: Vice Chairman Kleinert 1

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 22, 1961 on Alt. Applic. 613-61, reads:

"2. Proposed alteration of a class 4 structure is con-

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trary to the Bldg. Code sects. (4.1.5) & (4.2.1).

3. Means of egress are contrary to (6.1.2.2.3) B.C.

4. Existing Live Load of 40 PSF for proposed offices is contrary to the Bldg. Code (7.3.2.2.2.)."

and

WHEREAS, the applicant states that the building is 114.43 feet by 57.11 feet in area, 3 stories, 30 feet high, of class 3 and 4 construction, located in residence use, B area and class 1¼ height district, built in 1918, now used and occupied since 1933: cellar—storage and kitchen; 1st floor—sanitarium, 19 persons; 2nd floor—sanitarium, 23 persons; 3rd floor—sanitarium, 2 persons, with Certificate of Occupancy #122 issued June 19, 1933 against Alt. Applic. 230-23; that the proposed use and occupancy will be: cellar—storage and drug store, 3 persons; 1st floor—offices, 25 persons; 2nd floor—offices, 20 persons; 3rd floor—offices and 1 apartment, 10 persons; and

WHEREAS, the applicant states that originally the said premises consisted of two separate buildings; that both buildings were altered and connected as one building and occupied as a sanitarium since 1923; that on September 7, 1950 the following amendment was approved by the Department of Buildings:

"Reconsideration is respectfully requested to accept the frame building as part of the sanitarium for reason it is not being used as a Class "B" M.D. It is being used as wards and accessorial to the sanitarium since 1923: this is as per C.O. 122-33—Alt. 230-23. The plans have been corrected to show such occupancy."

that the said building has two stairs, one fireproof steel stair, 3 feet 8 inches wide, enclosed with 6 inch T.C. blocks and fireproof self-closing doors running from roof to street; that the second stair 3 feet wide has a fire retarded enclosure with fireproof self-closing doors running from the top floor to the street; that there is an existing masonry fire wall with fireproof self-closing doors between the Class 3 and Class 4 areas of the said building; that the entire floor area of Class 3 and 4 totals less than 2,500 square feet; that the building faces 100 feet on the Grand Concourse which is a wide boulevard; that it is intended to alter the facade and landscape the area inside of the building line, which will not only enhance its present fine appearance but will enhance the appearance of the entire neighborhood; that the building is entirely vacant, its maintenance is very costly; that insurance is very high, constant repairs are required to prevent serious deterioration and taxes must be paid, as well as interest and amortization on the mortgage; and

WHEREAS, the premises was inspected by a committee of the Board:

Resolved, that the decision of the Borough Superintendent, dated November 22, 1961, acting on Alt. Applic. 613-61, Objection Nos. 2, 3 and 4 be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that all of the requirements in the resolution adopted by the Board this day under Calendar Number 1798-61-BZ shall be complied with; on *further condition* that a sprinkler system shall be installed throughout the cellar; that the doors from the offices on the second floor in the frame portion of the building shall swing out in the direction of egress; that the stairhall in the frame portion of the building shall be equipped with a sprinkler system; and that a Certificate of Occupancy shall be obtained.

1803-61-BZ

APPLICANT—Abraham Grossman for Sara A. Nathan-son and Henrietta G. Goldberg, owners.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the change in occupancy of and existing 4 story and basement building from dwelling to offices in the basement, first and part of the second floor for a temporary term of fifteen years.

PREMISES AFFECTED—34 East 39th Street, south side, 155 feet west of Park Avenue, Block 868, Lot 47, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.
THE VOTE:

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative 0

THE RESOLUTION—

WHEREAS, a public hearing was held on May 29, 1962, after due notice by publication in the Bulletin; laid over to June 12, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 20, 1961, acting on Alt. Applic. 2055-61, reads:

"A1—The proposed changes in use from residence to office use on the basement, first and second floor front, in a residence use district not acceptable. Contrary to Art. II, Sec. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7e and 21, to permit in a residence use district, the change in occupancy of an existing four story and basement building from residence to offices in the basement, 1st and part of the 2nd floor for a temporary term of fifteen years, *on condition* that the work shall conform to drawings filed with this application dated December 6, 1961, 6 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1804-61-A

APPLICANT—Abraham Grossman for Sara A. Nathan-son and Henrietta G. Goldberg, owners.

SUBJECT—Application December 6, 1961—Appeal from a decision of the Borough Superintendent re—class 3 building, commercial use, live load, etc.

PREMISES AFFECTED—34 East 39th Street, south side, 155 feet west of Park Avenue, Block 868, Lot 47, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 20, 1961 on Alt. Applic. 2055-61, reads:

C1—The proposed conversion of building to commercial use does not comply with Section 4.2.1 of the B.C., in that the building is Class 3, & more than 50 feet high & more than 4 stories tall.

C2—Live load of 40# square feet for office spaces unacceptable. Contrary to Sec. C26-344.0(b)."

and

WHEREAS, the applicant states that the building is 20 feet 6 inches by 93 feet 9 inches in area, 4 stories and basement, 57 feet high, of class 3 construction, located in residence

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use, B area and class 1½ height district, built before 1900, now used and occupied since 1946: cellar—boiler room; basement—offices, 8 persons; 1st floor—offices, 6 persons; 2nd floor—offices and apartments, 6 persons; 3rd and 4th floors—apartments, 6 persons each floor; that the proposed use and occupancy will be the same; that an accompanying zoning case contains additional facts about the premises; and

WHEREAS, the applicant states that this stair enclosure through this building is sprinklered in accordance with Section 187, M.D.L.; that the stairhall enclosure is fire retarded with 1 inch cement mortar on wood lath, both sides, and self-closing fireproof doors; that the building exceeds the tabular height by one story and seven feet; that however, the only reason for the objection to comply with Section 4.2.1 is due to the use of the 2nd floor front office, which actually contains very little floor area; that request is made for a modification to permit the use of existing floor load, which will sustain 40 pounds per square foot; that proposed office occupancy requires a live load of 50 pounds per square foot; that the present live load of 40 pounds per square foot will be posted wherever the offices are located on each floor and will not be exceeded at any time; that there is no manufacturing of any type in the building or any hazardous use; that the applicant hereby request the acceptance of the office on the 2nd floor and the 40 pound per square foot live load; and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the decision of the Borough Superintendent, dated November 20, 1961, acting on Alt. Applic. 2055-61, Objections No. C1 and C2, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that all of the requirements in the resolution adopted by the Board this day under Calendar Number 1803-61-BZ shall be complied with; and that a Certificate of Occupancy shall be obtained.

1826-61-BZ

APPLICANT—Carl H. Salminen for Ernesto Raffellini, owner.

SUBJECT—Application December 8, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a local retail use, D and F area district, the erection of a one story and cellar building for use as a restaurant that exceeds the permitted area coverage.

PREMISES AFFECTED—17-12 Utopia Parkway, west side, 82.63 feet north of 17th Road, Block 5741, Lot 38, Whitestone, Borough of Queens.

APPEARANCES—

For Applicant: Carl H. Salminen, Robert Raffellini and Ernesto Raffellini.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on June 5, 1962 after due notice by publication in the Bulletin; laid over to June 12, 1962 for continued hearing at the request of an objector; and

WHEREAS, the decision of the Borough Superintendent, dated December 5, 1961 acting on N.B. Applic. No. 4897-61, reads:

"1. The proposed erection of a one story N.F.Bldg. to be occupied as a Restaurant exceeds the allowable area in a "D" area district and is therefore contrary to Art. IV, Sec. 14c of the Zone Resolutions."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that the applicant failed to

substantiate a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution and was therefore not entitled to relief on the grounds of practical difficulty or unnecessary hardship.

Resolved, that the decision of the Borough Superintendent, acting on N.B. Applic. No. 4897-61, Objection No. 1, dated December 5, 1961, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1876-61-BZ

APPLICANT—Andrew Di Camillo for Endy Anderson, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a manufacturing use district, the erection of a one story extension to an existing building for use as a factory, the proposed structure exceeds the permitted area coverage.

PREMISES AFFECTED—419-425 89th Street, north side, 207 feet 4½ inches west of 5th Avenue, Block 6065, Lots 43 and 44, Borough of Brooklyn.

APPEARANCES—

For Applicant: Andrew Di Camillo.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 29, 1962 after due notice by publication in the Bulletin; laid over to June 12, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated December 8, 1961 acting on Alt. Applic. No. 3721-61, reads:

"1. The proposed extension exceeds the allowable area permissible in a "C" Area district which is contrary to Article IV Section 13 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting under certain conditions; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21 of the Zoning Resolution, to permit in a manufacturing use district, the erection of a one-story extension to an existing building for use as a factory for the manufacture of plastic products, the proposed structure to exceed the permitted area coverage, *on condition* that the work shall be done in accordance with drawings filed with this application dated December 13, 1961, 8 sheets; that the present roof shall be removed from the rear yard and that the roof of the extension shall be of incombustible material; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

Adjourned: 2:10 P.M.

JAMES P. MULROY, Secretary

REGULAR MEETING

TUESDAY AFTERNOON JUNE 12, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein.

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350-51-SA

APPLICANT—Automatic Burner Corporation, owner-manufacturer.

APPEARANCES—

For Applicant: A. Doermann.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

350-51-SA—Amendment to resolution as to additional model oil burner.

Automatic Burner Corporation, Chicago, Illinois, requested that the resolution adopted December 4, 1951 and amended through October 28, 1958 under Calendar Number 350-51-SA be reopened and amended so as to include an additional model oil burner.

USE: Mechanical draft oil burner.

DESCRIPTION: The requested model, 40-62, oil burner is the same as the presently approved model 40 that has been modified by the installation of a Sinclair Model R-62 Turbulator assembly.

This assembly consists of a cast iron end cone with a machined bore 3 3/8" in diameter in the cylindrical portion of the end cone. A twelve vane turbulator fabricated from 1/16" thick steel. Special electrodes supported in hollow end porcelain insulators. Electrode to oil tube support clamp. Nozzle adapter and turbulator to nozzle adapter clamp. This turbulator replaces the standard end cone.

The Model 40-62 has been approved by the Underwriters Laboratory.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted December 4, 1951 and amended through October 28, 1958, under Calendar Number 350-51-SA be reopened and amended so as to include the Model 40-62 oil burner as manufactured by the Automatic Burner Corp., on condition that the requirements of the resolution adopted December 4, 1951 and amended through October 28, 1958 under Calendar Number 350-51-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

912-52-SM

APPLICANT—The Dow Chemical Co., owner.

APPEARANCES—

For Applicant: Henry B. Weisl.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
912-52-SM—Amendment to resolution as to designation of Styrofoam.

Dow Chemical Co., New York, requested that the resolution adopted July 27, 1954 and amended September 15, 1959, under Calendar Number 912-52-SM be reopened and amended so as to include additional designation of Styrofoam.
USE: Combustible insulation.

DESCRIPTION: The requested material is the same as the presently approved material, the difference being an increase in the compressive yield, density and a decrease in the "K" factor. These features are achieved during the manufacturing process.

The material Roofmate FR is the same as the presently approved Roofmate except that the kraft paper has been removed.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted July 27, 1954, and amended September 15, 1959, under Calendar Number 912-52-SM be reopened and amended so as to include the material known as Styrofoam CB and Styrofoam FR and Roofmate FR on condition that the requirements of the resolution adopted July 27, 1954 and amended September 15, 1959, under Calendar Number 912-52-SM be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved that the Board of Standards and Appeals does hereby amend the above cited resolution in accordance with the above report.

681-53-SA

APPLICANT—Speed Queen Corp., owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee On Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
681-53-SA—Amendment to resolution as to additional gas fired dryers.

Speed Queen, a Division of McGraw Edison Co., Ripon, Wisconsin, requested that the resolution adopted November 15, 1955 and amended at various times through November 28, 1961, under Calendar Number 681-53-SA be reopened and amended so as to include additional models of gas fired dryers.

USE: Gas fired clothes dryer.

DESCRIPTION: The requested Models 134A and 134AF are basically the same as the Model 134 and 134F, approved July 8, 1958 except that the cabinet used on the Models 134A and 134AF are the same cabinets as used on the Models 139 and 140, approved November 28, 1961.

The Models 137A and 137AF are the same as the Models 137 and 137F, approved October 18, 1960.

The Model 141 is the same as Models 137A except for instrument panel design and the Model 141F is the same as Model 137AF except for panel design.

All models have been approved by the American Gas Association.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted November 15, 1955 and amended at various times through November 28, 1961, under Calendar Number 681-53-SA be reopened and amended so as to include Models 134A, 134AF, 137A, 137AF, 141 and 141F gas fired clothes dryers on condition that the requirements of the resolution adopted November 15, 1955, and amended at various times through November 28, 1961 under Calendar Number 681-53-SA are complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,

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GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

862-54-SA

APPLICANT—John Wood Co., Bennett Pump Division, owner.

APPEARANCES—

For Applicant: John Medel.

ACTION OF BOARD—Application reopened and resolution amended, in accordance with the report and recommendation of the Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4

Negative 0

Absent: Commissioner Becker..... 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

862-54-SA—John Wood Co., Bennett Pump Division, requested that the resolution adopted November 14, 1956, and amended September 24, 1957, June 23, 1959, January 5, 1960 and May 9, 1961 under Calendar Number 862-54-SA be reopened and amended so as to include additional models of gasoline dispensing pumps.

DESCRIPTION: The new Models 3020 and 3022 pumps are similar to the previously approved Model 2062 differing only in the filter valve assembly and the external appearance.

The Models 3020 and 3022 are identical in function and basic components, the only difference being in the location of the upper assembly in relationship to the pedestal.

The new model pumps have been approved by Underwriters Laboratories File MH-1964.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted November 14, 1956, and amended September 24, 1957, June 23, 1959, January 5, 1960 and May 9, 1961 under Calendar Number 862-54-SA be reopened and amended so as to include the new Models 3020 and 3022 pumps on condition that the requirements of the resolution adopted November 14, 1956 and amended September 24, 1957, June 23, 1959, January 5, 1960 and May 9, 1961 under Calendar Number 862-54-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

326-56-SA

APPLICANT—General Electric Appliance Co., for General Electric Co., owner.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Appliance approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

326-56-SA—General Electric Co., Louisville, Ky., filed for approval of the appliance known as General Electric Kitchen Center IU Series under the provisions of C26-191.0 Administrative Building Code. The application was subject for dismissal November 17, 1959, but was taken off the dismissal list at the request of the applicant.

USE: Kitchen center under a one piece stainless steel top.
DESCRIPTION: The center consists of various combinations of kitchen appliances, such as a washer-dryer, dishwashing machine and an electric range. The field supply connection for the individual appliance is furnished as part of the sink top by means of flexible steel conduit. A load center furnished as part of the sink top provides the electrical supply to all appliances included with the kitchen appliance center assembly.

The dishwasher and washer-dryer used in conjunction with the center had previously been approved.

INSPECTION & TEST: The electrical features and the range have been approved by the Underwriters Laboratories. The appliance has also been approved by the Dept. of Water Supply, Gas and Electricity. The reports are on file with and are part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as General Electric Kitchen Center IU Series on condition that the washer-dryer and dishwasher shall be one that has been approved by the Board and installed so as to comply with the requirements of its approval, that the electric range may be installed in accordance with the requirements of C26-695.0.2.a Administrative Building Code, that the plumbing for the sink comply with the requirements of the Plumbing Code of the City of New York, that the Disposal Unit shall not be installed and further that the appliance bear a label, permanently affixed, reading, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 326-56-SA."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

656-59-SM

APPLICANT—Manfred Neumann, for Integrated Ceilings, Incorporated; Lightolier Incorporated, agent.

APPEARANCES—

For Applicant: Manfred Neumann.

ACTION OF BOARD—Material approved, in accordance with the report and recommendation of the Committee on Test on condition that this ceiling will not be placed below sprinkler heads.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
656-59-SM—Lightolier Inc., Jersey City for Integrated Ceilings, Incorporated filed for approval of the material known as Infiniflex under the provision of C26-461.1 Administrative Building Code.

USE: Plastic light diffusing ceiling.

DESCRIPTION: The system consists of concealed grid of extruded aluminum "T" bars. The main runners are spaced 2'-0" on centers. Cross runners are spaced 2'-0" on centers so as to provide a 2'-0" x 2'-0" pattern. The panels known as metal diffuser support frames are nominally 2' x 2' of 26 gauge steel. The frames are so designed as to conceal the joints between adjacent panels and the frames are equipped with torsion springs so that each panel, except those at the perimeter, can be hinged down or totally removed.

The diffuser used with the frame is of rigid vinyl of 10 gauge thickness.

INSPECTION AND TEST: The plastic material, tested in accordance with the requirements of C26-461.1 Administrative Building Code is listed as self-extinguishing.

RECOMMENDATION: The Committee on Test recom-

MINUTES

mends the approval of the material known as Infiniflex for use in New York City as a plastic light diffuser ceiling under the provisions of C26-461.1 Administrative Building Code on condition that the use of this material in Class I and II construction be limited to an area to be covered not to exceed 10,000 sq. ft. in area and only when such space is separated from the remainder of the floor area by an approved wall, fire wall, fire partition or fireproof partition and in Class III construction, the area shall be limited in accordance with the requirements of the Administrative Building Code.

The Committee further recommends that due to the construction of the panels, that this ceiling shall not be placed below sprinkler heads and further that all plans submitted to the Department of Buildings showing the proposed use of this ceiling shall be marked, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 656-59-SM" and all cartons in which the material is marketed shall be similarly marked.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

500-60-SM

APPLICANT—Electro-Sonic Laboratories, Incorporated, agent; Ole Remfeldt A/S Electronica, owner.

APPEARANCES—

For Applicant: John H. McConnell.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein..... 4
Negative: 0
Absent: Commissioner Becker..... 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

500-60-SM—Electro-Sonic Laboratories, Inc., New York, filed for approval of the material known as Kulihat under the provisions of C26-461.0 Administrative Building Code.

USE: Cone shaped perforated aluminum sound absorber.

DESCRIPTION: The Kulihat is cone shaped absorber consisting of perforated aluminum sectors held together by steel clips. The three sectors form an obtuse angled cone and if two sectors, only, are used the result is an acute angled cone. The overall size of the three sector hat is 33" in diameter by 9½" high and the size of the two sector hat is 21" in diameter by 15" high.

Sound absorbing batts, usually of mineral wool, are placed inside the hat.

The weight of a three sector hat and absorber totals one pound.

The mounting fitting consists of a galvanized spring, a twisted wire fastener and an aluminum top cone.

In installing, a hook is inserted in the ceiling and the spring is hung on the hook and the twisted wire fastener to the spring. The hat is then raised against the ceiling so that the wire fastener emerges through the center hole. The top cone is then placed so that the wire fastener passes through the hole in the top cap and the wire fastener is then pulled tight and is hooked through the hole in the top cap.

INSPECTION AND TEST: Tests were conducted on the fastening hook and the hook did not straighten out until a 15 lb. pull was applied. No tests were conducted by the Board as to sound absorption.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Kulihat for voluntary use in New York City as an acoustical ceiling

under the provisions of C26-191.0 Administrative Building Code on condition that the sound absorbing batts be of incombustible material, that the entire assembly weigh not more than one pound and that all cartons in which the material is marketed shall be stamped or labeled, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 500-60-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

424-61-SM

APPLICANT—Glowing Ceiling Company, owner; Kenneth H. Ripnen, agent.

APPEARANCES—

For Applicant: Kenneth H. Ripney and Mandell S. Ziegler.

ACTION OF BOARD—Material approved, in accordance with the report and recommendation of the Committee on Test, *on condition* that the ceiling will not be placed below sprinkler heads and that this approval includes only the self-extinguishing material.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein..... 4
Negative 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:
424-61-SM—K. H. Ripnen for Glowing Ceiling Co., New York City, filed for approval of the material known as Luminglas Model 581 Perforated or Unperforated under the provisions of C26-461.0 Administrative Building Code.

USE: Plastic light diffusing ceiling.

DESCRIPTION: The material is basically a cast acrylic similar to Plexiglas except that it has been reinforced with continuous glass fibers.

The sheets have a minimum thickness of 3/32"

INSPECTION AND TEST: The material was tested at Electrical Testing Laboratories, Inc., in accordance with the requirements of C26-461.0 Administrative Building Code and the material was found to be self-extinguishing. The complete report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Luminglas Model 581 perforated and/or unperforated use in New York City as a plastic light diffusing ceiling under the provisions of C26-461.0 Administrative Building Code on condition that the diffuser be installed in conjunction with an approved suspension system. It is further recommended that the use of this material in Class I and Class II construction as defined under C26-239.0 and C26-240.0 Administrative Building Code be limited to an area to be covered not to exceed 10,000 sq. ft. in area and only when such space is separated from the remainder of the floor area by an approved wall, fire wall, fire partition or fireproof partition. In Class III construction the limitations shall be in accordance with the requirements of the Administrative Building Code.

Notwithstanding the permission granted under C26-1354.0.b Administrative Building Code, the Committee is of the opinion that the material, being of such a rigid character should not be installed below sprinkler heads and further that all cartons in which the material is marketed shall be labeled, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 424-61-SM".

MINUTES

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby approve this material in accordance with the above report.

511-61-SM

APPLICANT—Cinchfield Coal Company, owner; Colonial Sand and Stone Company, Incorporated, agent.

APPEARANCES—

For Applicant: E. J. Head.

ACTION OF BOARD—Material approved, in accordance with the report and recommendation of the Committee on Tests. The plant is to be inspected by a committee of the Board.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

511-61-SM—Colonial Sand and Stone Company, Inc., for Cinchfield Coal Co., Dante, Va., filed for approval of the material known as Clinchlite (Light Weight Aggregate) under the provisions of C26-178.0.b, C26-10.0, C26-38.0.a.b.c.d.f.g, C26-315.0, C26-361.0, C26-363.0, C26-364.0, C26-365.0, C26-468.0 through C26-509.0, C26-522.0, C26-575.0, C26-620.0 and C26-630.0.

USE: Aggregate used in concrete.

DESCRIPTION: Clinchlite is an expanded shale lightweight aggregate. The shale is crushed to specific sizes and fed into rotary kilns where the temperature is maintained at 2100°F. At this temperature, the shale is softened to the point of incipient fusion and the heating of the gases nearly to the explosion point expands the shale forming tiny non-connecting air cells in the shale. Upon cooling, this material solidifies into a hard clinker.

After cooling the material is crushed and screened to size.

INSPECTION AND TEST: A comprehensive range of tests was determined upon by the Committee on Test. These tests included the following: Compressive strength, unit weight, modulus of elasticity, flexure strength, bond strength and determination of the properties of Clinchlite when in flexure and subjected to fire. These tests were conducted on various water-cement ratios so as to give sufficient data to plot all curves necessary to evaluate the properties of Clinchlite as an aggregate for concrete as accepted in general engineering practice.

All steel used for reinforcing conformed to the requirements of ASTM A-15 and A-305.

The complete report of the tests with all graphs are on file with and are part of the record. These tests were conducted at Manhattan College, Protexol and Froehling and Robertson.

RECOMMENDATION: Since it is the general intention of the applicant to apply for the approval of Clinchlite (a lightweight aggregate) as an all purpose aggregate for plain concrete average A and B concrete and controlled concrete, the Committee has taken into consideration only those sections of the Code pertaining to those classifications.

On this basis and the tests and the data supplied by the applicant, the Committee on Test, under the provisions of C26-3.0, C26-4.0, C26-189.0 and C26-191.0 Administrative Building Code, draws the following conclusions and recommends as follows in so far as granting approval under the various sections of the Administrative Building Code.

1. Section C26-10.a.b—The Committee is of the opinion

that Clinchlite may be classed under the heading of Aggregate.

2. C26-315.0—Aggregates for reinforced concrete. The Committee is of the opinion that, under C26-189.0.C—Clinchlite be approved as an aggregate for reinforced concrete as it meets the Standard Specifications for Light Weight Aggregate for Concrete ASTM Designation C331-53 and accordingly recommends approval under C26-315.0.

3. C26-361.0—The Committee recommends the approval of Clinchlite as an aggregate plain concrete and if a mix as described in the discussion of C26-365.0 is used, the Committee further recommends that the allowable working stresses be increased to 25% of the ultimate compressive strength.

4. C26-363.0—The Committee is of the opinion that the allowable working stresses used in the design of reinforced concrete structures may be established under C26-364.0 and C26-365.0 when using Clinchlite as an aggregate and accordingly recommends the approval under C26-363.0.

5. C26-364.0—Controlled Concrete Proportions and Allowable Working Stresses—The Committee is of the opinion that the material Clinchlite may be used as an aggregate for controlled concrete and recommends approval as such.

6. C26-365.0—Average Concrete—Proportions and Allowable Working Stresses. The Committee is of the opinion, that, on the basis of the strength shown in the test and as C26-365.0.b does not prohibit the use of average concrete of different mix proportions provided the working stresses conform to the values as set forth under C26-365.3; Clinchlite be recommended as an aggregate for average concrete and whose working stresses shall conform to the Table of Allowable Working Stresses as set forth under C26-365.3.

7. C26-468.0 through C26-509.0 (Reinforced Concrete Construction)—The Committee is of the opinion that Clinchlite meets the requirements of C26-468.0 through C26-509.0 and recommends the approval of Clinchlite as an aggregate for reinforced concrete.

8. C26-522.0 (Painting of Structural Steel)—The Committee is of the opinion that Clinchlite meets the requirements of C26-522.0 as it may be considered as non-corrosive aggregate.

9. C26-522.0—As meets the requirements of C26-38.0.b.c.d.f. and g as noted in Paragraphs 5 and 6 above; the Committee is of the opinion that Clinchlite meets the requirements of C26-570.0.

10. C26-630.0—The Committee recommends the approval of Clinchlite as a top-filling as meeting the requirements of C26-630.0.

11. C26-620.0—The Committee is of the opinion that Clinchlite may be used under the provisions of C26-620.0.

The Committee on Test therefore recommends the approval of the material known as Clinchlite (Lightweight Aggregate) under the provisions of the Administrative Building Code as mentioned herein, on condition that each shipment of Clinchlite be accompanied by a bill of lading bearing the following statement "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 511-61-SM" and further that the design mixes with the corresponding Modulus of Elasticity of Concrete for the various strengths be as follows:

P.S.I.	$E_c \times 10^6$
2000	1.50
2500	1.60
3000	1.70
3500	1.80
4000 (Columns only)	1.90

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does

MINUTES

hereby *approve* this material in accordance with the above report.

516-61-SM

APPLICANT—Erico Products, Incorporated, owner M. C. La Barr or W. G. Voigt, agent.

APPEARANCES—

For Applicant: William H. Lynn and Warren Voigt.

ACTION OF BOARD—Material approved, in accordance with the report and recommendation of the Committee on Test, *on condition* that the weight of the acoustical ceilings supported shall not exceed 10 pounds per square foot.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

516-61-SM—Erico Products Inc., Cleveland, Ohio, filed for approval of the material known as the Gat Acoustical "T" Hanger Clip under the provisions of C26-461 Administrative Building Code.

USE: Means of attaching "T" bars for acoustical ceilings not exceeding 10 pounds per square foot.

DESCRIPTION: The clip is manufactured of 20 gauge spring steel, $\frac{15}{16}$ " high by $\frac{7}{8}$ " wide. A push nut impression in the top of hanger locks the suspension rod firmly in place. The hanger is so designed that it slides over the "T" bar and the lower tabs on the hanger engage the bulb on the "T" for balance and strength.

This clip is used in conjunction with the system approved by the Board January 30, 1962 under Calendar Number 16-59-SM.

INSPECTION AND TEST: The applicant has submitted test reports showing that failure occurred, under load, at an average of 471 pounds.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Gat Acoustical "T" Hanger Clip as a means of supporting acoustical "T" bars on condition that this clip shall only be used in conjunction with the system approved January 30, 1962, under Calendar Number 16-59-SM for use with acoustical ceiling weighing not more than 10 pounds per square foot and further that all cartons in which the material is marketed shall be labeled "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 516-61-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

1172-61-SM

APPLICANT—The Indiana Brass Company, Incorporated, owner; Dellon Sales Company, Incorporated, agent.

APPEARANCES—

For Applicant: Jean Dellon.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

1172-61-SM—The Indiana Brass Co., Inc., filed for approval of the material known as Indiana Brass Co., Anti-

Siphon Float Valve, Model 197 for use in New York City under the provisions of the Submerged Inlet Rules of the Board and C26-1277.0.h, Administrative Building Code.

USE: Anti-siphoning float valve for use in flush tanks.

DESCRIPTION: The back siphoning principal of the Model 197 ballcock has no working parts or gate valve but a direct opening to the outside atmosphere sufficient to prevent back flow under reduction of water pressure. The critical level is also marked to be able to read from front or top of tank. The vacuum breaker portion is made from moulded high-impact polystyrene, the plunger and seat are from moulded nylon.

INSPECTION AND TEST: All data was examined by Assistant Architect T. W. Farricker.

Tests were conducted by the City of Detroit, Department of Buildings and Safety Engineering, Detroit, Michigan, to check the location of the critical level mark on the unit, the shut-off valve was held in the full open position. The tank was filled with water, the level of which was at the critical level mark on the unit. The refill tube was submerged, and 28 inches of mercury vacuum was applied to the water inlet, no backsiphonage occurred.

The Committee had decided to accept the City of Detroit's report in lieu of further testing.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Indiana Brass Co., Anti-Siphon Float Valve, Model 197 for use in New York City under the provisions of the Submerged Inlet Rules of the Board and C26-1277.0.h, Administrative Building Code on condition that the ballcock comply with the requirements of the report of the City of Detroit and that the ballcock be installed in the fixtures it serves, so that the distance between the critical level mark and the overflow of the fixture will be at least (1) one inch. The Committee further recommends that the device shall bear a label, permanently affixed, reading, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1172-61-SM" or in lieu thereof within a circle around the periphery at the top the words "Approved" and below "B.S. & A." in the center on one side the letters "N.Y.C." on the other side "1172-61-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

1353-61-SM

APPLICANT—National Gypsum Company, owner; J. K. Hovind, agent.

APPEARANCES—

For Applicant: Donald K. Busch.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

1353-61-SM—J. K. Hovind for the National Gypsum Company, Buffalo, New York, filed for approval of the material known as Gold Bond Nailable Steel Studs and accessories under the provisions of C26-88.0, C26-191.0, C26-635.0 and C26-636.0 Administrative Building Code in fire resistive constructions.

USE: Components of 1 and 2 hour non-load bearing fire resistive partitions.

DESCRIPTIONS: The Nailable Steel Studs and acces-

MINUTES

sories used in the construction of the fire resistive assemblies are as follows:

Gold Bond Nailable Steel Studs are made of 26 gage galvanized steel and are 2½", 3¼" and 4" wide, furnished in lengths as ordered. The flanges are ⅞" wide and contain a "V" shaped receiving slit along the center with an inner slot, which provides a double clinching action for positive nail holding power.

Nailable Steel Stud Track—"U" shaped floor-ceiling track of 24 gage galvanized steel having 1" high flanges and 2½", 3¼" and 4" web. Furnished in 10' lengths.

Nailable Steel Stud Shoes—10" long, 24 gage galvanized steel stud shoes containing a "V" receiving slot for nails and staples, used to secure studs to the ceiling track.

Nailable Steel Studs Extenders—"U" shaped 25 gage galvanized steel units, 6" or 12" long, that are slipped over the top end of the studs on each side, which create a nailing slit and extend the length of studs, so they fit into the ceiling track. Used as an alternate to stud shoes.

Nailable Steel Stud Column Clips—20 gage galvanized sheet steel clips for 2½" and 3¼" Nailable Steel Studs. Used to solidify space two studs 2" apart, creating, in essence, a column to stiffen double studs at door frames, etc.

INSPECTION & TEST: Fire endurance tests were conducted in Ohio State University on the constructions hereinafter described, tested in accordance with the requirements of ASTM E119 and Sections C26-585.0, C26-591.0 and C26-592.0 Administrative Building Code and the test reports have been filed with and are part of the record. The accessories were inspected by the Committee on Test and were found to be as hereinbefore described.

Fire Endurance Tested Partitions

No. 1) 2½" Nailable Steel Studs spaced 16" o.c. with ⅜" plain gypsum lath attached to each side with 1½" ratchet nails or 15/16" notched staples spaced 6" o.c. (4 per lath width). 7/16" perlite gypsum plaster (Gypsolite) mixed 100 pounds gypsum to 2 cubic feet perlite, plus 1/16" lime-putty finish making a total plaster thickness of ½". The partitions passed 1 hour fire endurance and hose steam tests.

No. 2) 2½" Nailable Steel Studs spaced 16" o.c. with ⅜" perforated gypsum lath attached to each side with 1½" ratchet nails or 15/16" notched staples spaced 6" o.c. (4 per lath width). 7/16" sanded gypsum plaster mixed 100 pounds gypsum to 200 pounds sand, plus 1/16" lime-putty finish making total plaster thickness ½". The partitions passed 1 hour fire endurance and hose stream tests.

No. 3) 2½" Nailable Steel Studs spaced 16" o.c. 3.4 pounds per square yard diamond mesh metal lath attached to each side with ¾" ratchet nails or 5/8" notched staples spaced 6" o.c. 9/16" sanded gypsum plaster mixed 100 pounds gypsum to 200 pounds sand, plus 1/16" lime-putty finish making total plaster thickness 5/8" measured from face of lath. The partitions passed 1 hour fire endurance and hose stream tests.

No. 4) 3¼" Nailable Steel Studs spaced 24" o.c. with 5/8" Gold Bond Fire-Shield Gypsum Wallboard attached to studs with 15/16" ratchet nails spaced 12" o.c. along intermediate studs and 8" o.c. at edges (edges—each nail with washer held adjacent board edges). Joints covered with tape and joint compound. The partition passed a 1 hour fire endurance and hose stream test.

No. 5) 3¼" Nailable Steel Stud spaced 24" o.c. with two layers of 5/8" Gold Bond Fire-Shield board on each side. Base layer of Backer Board or Wallboard attached with 15/16" ratchet nails spaced 12" o.c. along intermediate studs and 8" o.c. along butt edges (each nail and washer at edges held two adjacent boards). Face layers of wallboard laminated to base layers with joint compound without supplementary nails. Joints of face layers covered with tape and joint compound. The partition passed a 2 hour fire endurance and hose stream test.

The above listed surfacing materials have all been previ-

ously approved under these Calendar Numbers: Gypsum Plaster—Cal. No. 711-39-SM; Gypsum Perlite Plaster (Gypsolite)—Cal. No. 133-51-SM; Gypsum Lath, plain and perforated—Cal. No. 709-39-SM; Diamond mesh metal lath—Cal. No. 342-39-SM; and 5/8" Fire-Shield Gypsum Wallboard—Cal. No. 439-52-SM.

RECOMMENDATION: On the basis of the inspection and tests and the data filed by the applicant, the Committee on Test recommends approval of the material known as Gold Bond Nailable Steel Studs and accessories for voluntary use as incombustible interior partition framing and for use of construction Numbers 1, 2, 3 and 4 as 1 hour fire-proof partitions and to include construction Number 5 as a 2 hour fire resistive partition for use as stairway enclosures on condition that all cartons in which the products are marketed, or Bills of Lading, shipping tickets and/or invoices shall be tagged, stamped or labeled, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1353-61-SM", and that all plans submitted to the Department of Buildings showing the proposed use of the products as fire resistive partitions shall be similarly marked.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

47-62-SM

APPLICANT—Tile Council of America, Incorporated for Kaiser Manufacturing, Incorporated, owner.

APPEARANCES—

For Applicant: Harold Perrine.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4

Negative: 0

Absent: Commissioner Becker..... 1

WHEREAS, the report of a Committee on Test reads:

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

47-62-SM—The Tile Council of America, Inc., Princeton, N. J., for Kaiser Manufacturing, Inc., Houston, Texas, filed for approval of the material known as Crest Tile Set Compound for use in New York City under the provisions of Article 3, C26-191.0, Administrative Building Code.

USE: As a self-curing portland cement mortar for setting ceramic tile on floors and walls.

DESCRIPTION: The Crest Tile Set Compound is a water retentive Portland Cement Mortar, with the addition of organic chemicals, usable with or without sand, which eliminates the necessity of soaking either the tile or backing surfaces before installation.

This compound is called "dry-set" because it has the capacity to retain water needed for curing the portland cement. The material is primarily portland cement, developed to make possible to set dry wall tile on dry cinder blocks and even on gypsum wall board by means of a thin setting bed, to which has been added less than 2% of certain polymeric material. The polymeric additives when it has dissolved or emulsified acts to increase the viscosity of the mix water and thereby retain sufficient moisture to effect cure of the cement in thin layers. Another feature of the mortar is the adhesion or bond strength increased over that obtained with straight portland cement.

The dry-set mortar can be spread directly on the backs of sheets of mounted ceramic mosaics without wetting the paper. Thus, the paper remains strong and tile does not

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come loose. Later paper is wet for removing it but not until the mounted tile has been fixed in position. In similar manner this mortar is useful for setting mesh mounted tile.

The bond of the dry-curing mortar formulations to ceramic mosaics is 150 PSI and more than 400 PSI is obtained with dry wall tile.

The material is supplied as a concentrate to which portland cement is added, as a premix ready for use, and as a sanded premix. It is suitable for use in interior and exterior installations.

INSPECTION AND TEST: Samples of the material were identified by Assistant Architect T. W. Farricker, Board of Standards and Appeals, Harold Perrine, P.E. representing manufacturer, Frank E. Bennett, Tile Council of America Research Center and Director John Koenig, School of Ceramics, Rutgers University. Assistant Architect T. W. Farricker, Board of Standards and Appeals, witnessed shear tests on the material at the Tile Council of America Research Center, Princeton, New Jersey.

The report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Crest Tile Set Compound for voluntary use in New York City, for setting and grouting ceramic tile when used in accordance with the manufacturer's specifications on condition that the containers in which the material is marketed shall be tagged, stamped or labeled: "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 47-62-SM."

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

48-62-SM

APPLICANT—Tile Council of America, Incorporated for Permalastic Products, owner.

APPEARANCES—

For Applicant: Harold Perrine.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

48-62-SM—The Tile Council of America, Inc., Princeton, N. J., for Permalastic Products, Detroit, Michigan, filed for approval of the material known as Chem Ceramic Pre-Mix for use in New York City under the provisions of Article 3, C26-191.0, Administrative Building Code.

USE: As a self-curing portland cement mortar for setting ceramic tile on floors and walls.

DESCRIPTION: The Chem Ceramic Pre-Mix is a water retentive Portland Cement Mortar, with the addition of organic chemicals, usable with or without sand, which eliminates the necessity of soaking either the tile or backing surfaces before installation.

This compound is called "dry-set" because it has the capacity to retain water needed for curing the portland cement. The material is primarily portland cement, developed to make possible to set dry wall tile or dry cinder blocks and even on gypsum wall board by means of a thin setting bed, to which has been added less than 2 percent of certain polymeric material. The polymeric additives, when it has dissolved or emulsified acts to increase the viscosity of the mix water and thereby retain sufficient moisture to effect

cure of the cement in thin layers. Another feature of the mortar is the adhesion or bond strength increased over that obtained with straight portland cement.

The dry-set mortar can be spread directly on the back of sheets of mounted ceramic mosaics without wetting the paper. Thus the paper remains strong and tile does not come loose. Later paper is wet for removing it but not until the mounted tile has been fixed in position. In similar manner this mortar is useful for setting mesh mounted tile.

The bond of the dry-curing mortar formulation to ceramic mosaics is 150 PSI and more than 400 PSI is obtained with dry wall tile.

The material is supplied as a concentrate to which portland cement is added, as a premix ready for use, and as a sanded premix. It is suitable for use in interior and exterior installations.

INSPECTION AND TEST: Samples of the material were identified by Assistant Architect T. W. Farricker, Board of Standards and Appeals, Harold Perrine, P.E. representing manufacturer, Frank E. Bennett, Tile Council of America Research Center, Director John Koenig, School of Ceramics, Rutgers University. Assistant Architect T. W. Farricker, Board of Standards and Appeals, witnessed shear tests on the material at the Tile Council of America Research Center, Princeton, New Jersey.

The report is on file with and is part of the record.

RECOMMENDATION: The Committee on Test recommends the approval of the material known as Chem Ceramic Pre-Mix for voluntary use in New York City, for setting and grouting ceramic tile when used in accordance with the manufacturer's specifications on condition that the container in which the material is marketed shall be tagged, stamped or labeled: "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 48-62-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

49-62-SM

APPLICANT—Tile Council of America, Incorporated for Technical Adhesives, Incorporated, owner.

APPEARANCES—

For Applicant: Harold Perrine.

ACTION OF BOARD—Material approved in accordance with the report and recommendation of Committee on Test.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

49-62-SM—The Tile Council of America, Inc., Princeton, N. J., for Technical Adhesives, Inc., Evanston, Illinois, filed for approval of the material known as TEC Cement Set for use in New York City under the provisions of Article 3, C26-191.0, Administrative Building Code.

USE: As a self-curing portland cement mortar for setting ceramic tile on floors and walls.

DESCRIPTION: The TEC Cement Set is a water retentive Portland Cement Mortar, with the addition of organic chemicals, usable with or without sand, which eliminates the necessity of soaking either the tile or backing surface before installation.

This compound is called "dry set" because it has the capacity to retain water needed for curing the portland cement. The material is primarily portland cement, developed to make possible to set dry wall tile on dry cinder blocks and

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even on gypsum wall board by means of a thin setting bed, to which has been added less than 2 percent of certain polymeric material. The polymeric additives when it has dissolved or emulsified acts to increase viscosity of the mix water and thereby retain sufficient moisture to effect cure of the cement in thin layers. Another feature of the mortar is the adhesion or bond strength is increased over that obtained with straight portland cement.

The dry-set mortar can be spread directly on back of sheets of mounted ceramic mosaics without wetting the paper. Thus, the paper remains strong and tile does not come loose. Later paper is wet for removing it but not until the mounted tile has been fixed in position. In similar manner this mortar is useful for setting mesh mounted tile.

The bond of the dry-curing mortar formulations to ceramic mosaic is 150 PSI and more than 400 PSI is obtained with dry wall tile.

The material is supplied as a concentrate to which portland cement is added, as a premix ready for use, and as a sanded premix. It is suitable for use in interior and exterior installations.

INSPECTION AND TEST: Samples of the material were identified by Assistant Architect T. W. Farricker, Board of Standards and Appeals. Harold Perrine, P.E. representing manufacturer, Frank E. Bennett, Tile Council of America Research Center, Director John Koenig, School of Ceramics, Rutgers University. Assistant Architect T. W. Farricker, Board of Standards and Appeals, witnessed shear tests on the material at the Tile Council of America Research Center, Princeton, New Jersey.

The report is on file with and is part of the record.
RECOMMENDATION: The Committee on Test recommends the approval of the material known as TEC Cement Set for voluntary use in New York City, for setting and grouting ceramic tile when used in accordance with the manufacturer's specifications on condition that the container in which the material is marketed shall be tagged, stamped or labeled: "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 49-62-SM".

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this material in accordance with the above report.

110-60-SA

APPLICANT—Charles M. Shapiro, for Forse Corporation, owner; Hoffman Machinery, Dist. of Newark, N. J., agent.

SUBJECT—Application February 18, 1960—Forse-Matic "20" 20 pound Coin Washing Machine Models 21-CWS, 21-CWSP, 21-CWE, and 21-CWEP, approval of.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application dismissed for lack of prosecution by the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

222-60-SA

APPLICANT—Max Rothenberg Company, Incorporated for Lawson Manufacturing Company, owner.

SUBJECT—Application March 25, 1960—Lawson Gas storage water Heaters, various models.

APPEARANCES—

For Applicant: None.

ACTION OF BOARD—Application dismissed for lack of prosecution by the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

852-61-SA

APPLICANT—Bill Glover, Incorporated, owner, Kay Bee Equipment Corporation, agent.

APPEARANCES—

For Applicant: Edward G. Streiff.

THE VOTE OF JUNE 12, 1962—

Affirmative: Chairman Foley and Commissioner Klein.. 2

Negative: Vice Chairman Kleinert and Commissioner Fox 2

Absent: Commissioner Becker 1

ACTION OF BOARD—Laid over to June 19, 1962, at 2 P.M. for completion of the Board's vote.

1624-61-SA

APPLICANT—L. J. Wing Manufacturing Company, Div. Aero-Flow Dynamics, Incorporated, owner.

SUBJECT—Application October 27, 1961—Wing Gas-Fired Fresh Air Supply Heaters, approval of.

APPEARANCES—

For Applicant: Thomas R. Harden.

THE VOTE OF JUNE 12, 1962—

Affirmative: Chairman Foley and Commissioner Klein.. 2

Negative: Vice Chairman Kleinert and Commissioner Fox 2

Absent: Commissioner Becker 1

ACTION OF BOARD—Laid over to June 19, 1962, at 2 P.M. for completion of the Board's vote.

1943-61-SA

APPLICANT—Detrex Chemical Industries, Incorporated, owner.

APPEARANCES—

For Applicant: Joseph Panepinto.

THE VOTE OF JUNE 12, 1962—

Affirmative: Chairman Foley and Commissioner Klein.. 2

Negative: Vice Chairman Kleinert and Commissioner Fox 2

Absent: Commissioner Becker 1

ACTION OF BOARD—Laid over to June 19, 1962, at 2 P.M. for completion of the Board's vote.

621-61-SM

APPLICANT—Acoustical Ceiling Accessories Company, Incorporated, owner.

SUBJECT—Application May 4, 1961—Acoustical Ceiling Accessories Company, Incorporated Suspension System, approval of.

APPEARANCES—

For Applicant: Jack I. Zuckerman.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for a test to be made of ultimate strength of this system.

569-58-A—Vol. III

APPLICANT—Crinnion and Crinnion for Wayne Adam Corporation, owner.

SUBJECT—Application reopened April 3, 1962 as Volume III—Appeal from a decision of the Borough Superintendent, re—Exits.

PREMISES AFFECTED—16 East 18th Street, south side, 175 feet, 5 inches west of Broadway, Block 846, Lot 65, Borough of Manhattan.

APPEARANCES—

For Applicant: Robert J. Crinnion.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox and Commissioner Klein 3

Negative: 0

Absent: Vice Chairman Kleinert and Commissioner Becker 2

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THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated February 8, 1962 on Alt. Applic. 1159-58, reads:

"1. Disapproved. The front fire escape is required by the Bd. of S. & A. resolution, Cal. No. 569-58-A Vol. II."

and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the requirements of the Labor Law, as cited in a decision of the Borough Superintendent, dated February 8, 1962, acting on Alt. Applic. 1159-58, Objection No. 1, and that the appeal be and it hereby is *granted, on condition* that the building shall conform to drawings filed with this appeal dated February 28, 1962, 7 sheets; that the elevator shafts shall be enclosed with 3-hour material; and that all other laws, rules and regulations applicable shall be complied with.

136-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent; re—building not facing legal street—Amherst Avenue and Adelaide Avenue; previously granted on condition.

PREMISES AFFECTED—479 Amherst Avenue, west side, 215.0 feet north of Adelaide Avenue, Block 4676, Lot 25, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the resolution was amended on January 9, 1962; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, only insofar as it refers to the construction of sidewalk, curb, curb cut and pavement, so that as *amended* this portion of the resolution shall read:

"on further condition that the owner construct sidewalk, curb, curb cut and pavement to the center line of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of the Certificate of Occupancy."
(New Building 18/61)

137-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent re—building not facing legal street—Amherst Avenue and Adelaide Avenue; previously granted on condition.

PREMISES AFFECTED—377 Adelaide Avenue, north side, 158.5 feet west of Amherst Avenue, Block 4676, Lot 43, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the resolution was amended on January 9, 1962; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, as *amended* through January 9, 1962, only insofar as it refers to the construction of sidewalk, curb, curb cut and pavement, so that as *amended* this portion of the resolution shall read:

"on further condition that the owner construct sidewalk, curb, curb cut and pavement to the center line of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of the Certificate of Occupancy."
(New Building 30/61)

138-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent re—building not facing legal street—Amherst Avenue and Adelaide Avenue; previously granted on condition.

PREMISES AFFECTED—379 Adelaide Avenue, north side, 119.5 feet west of Amherst Avenue, Block 4676; Lot 41, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the resolution was amended on January 9, 1962; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, as *amended* through January 9, 1962, only insofar as it refers to the construction of sidewalk, curb, curb cut and pavement, so that as *amended* this portion of the resolution shall read:

"on further condition that the owner construct sidewalk, curb, curb cut and pavement to the center line of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of the Certificate of Occupancy."
(New Building 31/61)

139-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent re—building not facing legal street—Amherst Avenue and Adelaide Avenue; previously granted on condition.

PREMISES AFFECTED—381 Adelaide Avenue, north side, 80.5 feet west of Amherst Avenue, Block 4676, Lot 39, Oakwood Heights, Borough of Richmond.

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APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the resolution was amended on January 9, 1962; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, as *amended* through January 9, 1962, only insofar as it refers to the construction of sidewalk, curb, curb cut and pavement, so that as *amended* this portion of the resolution shall read:

"on further condition that the owner construct sidewalk, curb, curb cut and pavement to the center line of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of the Certificate of Occupancy." (New Building 32/61)

140-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent re—building not facing legal street—Amherst Avenue and Adelaide Avenue; previously granted on condition.

PREMISES AFFECTED—383 Adelaide Avenue, north side, 41.5 feet west of Amherst Avenue, Block 4676, Lot 37, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the resolution was amended on January 9, 1962; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, as *amended* through January 9, 1962, only insofar as it refers to the construction of sidewalk, curb, curb cut and pavement, so that as *amended* this portion of the resolution shall read:

"on further condition that the owner construct sidewalk, curb, curb cut and pavement to the center line of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of the Certificate of Occupancy." (New Building 33/61)

141-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent re—building not facing legal

street—Amherst Avenue and Adelaide Avenue; previously granted on condition.

PREMISES AFFECTED—385 Adelaide Avenue, northwest corner, Amherst Avenue, Block 4676, Lot 35, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the resolution was amended on January 9, 1962; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, as *amended* through January 9, 1962, only insofar as it refers to the construction of sidewalk, curb, curb cut and pavement, so that as *amended* this portion of the resolution shall read:

"on further condition that the owner construct sidewalk, curb, curb cut and pavement to the center line of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of the Certificate of Occupancy." (New Building 34/61)

142-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent re—building not facing legal street—Amherst Avenue and Adelaide Avenue; previously granted on condition.

PREMISES AFFECTED—485 Adelaide Avenue, north side, 80.0 feet east of Amherst Avenue, Block 4678, Lot 27, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the resolution was amended on January 9, 1962; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, as *amended* through January 9, 1962, only insofar as it refers to the construction of sidewalk, curb, curb cut and pavement, so that as *amended* this portion of the resolution shall read:

"on further condition that the owner construct sidewalk, curb, curb cut and pavement to the center line of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of the Certificate of Occupancy." (New Building 35/61)

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143-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent re—building not facing legal street—Amherst Avenue and Adelaide Avenue; previously granted on condition.

PREMISES AFFECTED—485 Amherst Avenue, west side, 175.0 feet north of Adelaide Avenue, Block 4676, Lot 27, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the resolution was amended on January 9, 1962; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, only insofar as it refers to the construction of sidewalk, curb, curb cut and pavement, so that as *amended* this portion of the resolution shall read:

"on further condition that the owner construct sidewalk, curb, curb cut and pavement to the center line of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of the Certificate of Occupancy."
(New Building 36/61)

144-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent re—building not facing legal street—Amherst Avenue and Adelaide Avenue, previously granted on condition.

PREMISES AFFECTED—489 Amherst Avenue, west side, 135.0 feet north of Adelaide Avenue, Block 4676, Lot 29, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the resolution was amended on January 9, 1962; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, only insofar as it refers to the construction of sidewalk, curb, curb cut and pavement, so that as *amended* this portion of the resolution shall read:

"on further condition that the owner construct sidewalk, curb, curb cut and pavement to the center line of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy

shall be obtained and that the wording of this resolution shall appear on the face of the Certificate of Occupancy."
(New Building 37/61)

145-61-A

APPLICANT—Hector Ferreras for Al Di Biasi Construction Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent re—building not facing legal street—Amherst Avenue and Adelaide Avenue, previously granted on condition.

PREMISES AFFECTED—493 Amherst Avenue, west side, 95.0 feet north of Adelaide Avenue, Block 4676, Lot 31, Oakwood Heights, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Appeal reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,

Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 11, 1961, on certain conditions; and

WHEREAS, the resolution was amended on January 9, 1962; and

WHEREAS, the applicant requested a further amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 11, 1961, only insofar as it refers to the construction of sidewalk, curb, curb cut and pavement, so that as *amended* this portion of the resolution shall read:

"on further condition that the owner construct sidewalk, curb, curb cut and pavement to the center line of the street in accordance with the standards of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of the Certificate of Occupancy."
(New Building 38/61)

340-61-A

APPLICANT—A. L. Seiden for Martha Werbach, owner.

SUBJECT—Application March 22, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—119-121 Lafayette Street, 247 Canal Street, northeast corner, Block 208, Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: A. L. Seiden.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox and

Commissioner Klein 3

Negative: 0

Absent: Vice Chairman Kleinert and Commissioner

Becker 2

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated February 21, 1961 on Violation Order No. 478168, reads:

"1. Pursuant to the Authority of the Fire Commissioner by virtue of Sec. C19-161.0 of the Admin. Code, you are hereby ordered to provide an approved Automatic Sprinkler System throughout the entire building."

and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the order of the Fire Commissioner, dated February 21, 1961, acting on Violation Order No. 478168, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this application

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dated March 22, 1961, 6 sheets; that exposed wood beams in the stair enclosure are to be fire retarded with one-hour material that a non-automatic dry sprinkler system shall be installed in the cellar only, with a siamese connection for the use of the Fire Department; and that a thermostatic fire alarm system with a central office connection shall be installed and maintained throughout the building.

1221-61-A

APPLICANT—Robert Horowitz c/o Screen Gems, Incorporated for R. and H. Management Company, owner; Screen Gems Incorporated, lessee.

SUBJECT—Application July 24, 1961—Appeal from an order and a decision of the Fire Commissioner re—storage vaults, ventilation, tag for sprinkler shut off valves, etc.

PREMISES AFFECTED—395-401 Park Avenue South, 112 East 28th Street, southeast corner, Block 883, Lot 88, Borough of Manhattan.

APPEARANCES—

For Applicant: Lawrence C. Gibbs.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Fox and Commissioner Klein 3

Negative 0

Absent: Vice Chairman Kleinert and Commissioner Becker 2

THE RESOLUTION—

WHEREAS, the order and decision of the Fire Commissioner, dated June 29, 1960 and July 12, 1961 on Order No. 2768-0, reads:

"1. Provide approved plans for four storage vaults now being used for film storage.

2. Discontinue storage of film in corrugated cardboard cartons in vault. Provide approved metal cans for same.

3. Provide approved adequate ventilation in vaults.

4. Properly tag the sprinkler shut-off valves for vaults."

and

WHEREAS, the premises was inspected by a committee of the Board.

Resolved, that the order and decision of the Fire Commissioner, dated June 29, 1960 and July 12, 1961, acting on Order No. 2768-0, Objection No. 2, be and it hereby is modified and that the appeal be and it hereby is granted for a term of two years on condition that the building shall conform to drawings filed with this appeal dated July 24, 1961, 1 sheet; that Objections Number 1, 3 and 4 of the Fire Commissioner's Order shall be complied with; that this packaging shall be for safety film only and shall be of a type permitted by the ICC for public transportation; and that in the event the proposed change in the code which is to be passed upon by the City Council to permit the use of these cartons is rejected then this resolution shall be rescinded.

277-62-A

APPLICANT—E. C. Yaw for Grand Central Building, Inc., owner; Pan American World Airways, Inc., lessee.

SUBJECT—Application March 28, 1962—Appeal from a decision of the Borough Superintendent.

PREMISES AFFECTED—200 Park Avenue, west side, 31-59 Vanderbilt Avenue and 50-98 East 45th Street, entire block, Block 1280, part of Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: William J. Dunne and George T. Hutchinson.

ACTION OF BOARD—Appeal withdrawn at request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4

Negative: 0

Absent: Commissioner Becker 1

541-37-A—Vol. II

APPLICANT—Estate of Moritz Simon for Ainsley Lamps, Incorporated, owner.

SUBJECT—Application reopened January 16, 1962 as Volume II—Appeal from an order of the Fire Commissioner, re—Bars on windows.

PREMISES AFFECTED—1097-1105 Flushing Avenue, northeast corner of Porter Avenue, Block 3015, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Paul D. Gilbert and Harold Levine.

For Administration: Lieut. John P. Manfredi; Fire Dept.

ACTION OF BOARD—Laid over to June 26, 1962 at 2 P.M. for study of revised drawings and for decision; hearing previously closed.

260-61-A

APPLICANT—Atz Realty Corporation, owner.

SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—252 Water Street, north side, 57.4 feet west of Peck Slip, Block 98, Lot 4, Borough of Manhattan.

APPEARANCES—

For Applicant: Sal Viscardi.

For Administration: Lieut. John P. Manfredi; Fire Dept.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision; hearing closed.

283-61-A

APPLICANT—Roe and Kramer for Carolyn Hirschfeld, owner.

SUBJECT—Application March 9, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—85-89 Beekman Street, northwest corner Cliff Street, Block 94, Lots 29, 30 and 31, Borough of Manhattan.

APPEARANCES—

For Applicant: I. Milchman.

For Administration: Lieut. John P. Manfredi; Fire Dept.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision; hearing closed.

1383-61-A

APPLICANT—Philip P. Agusta for Yesifta Torah Incorporated, owner.

SUBJECT—Application August 30, 1961—Appeal from a decision of the Borough Superintendent re—Class 3, construction, change in use.

PREMISES AFFECTED—501-505 Bedford Avenue, northeast corner of Taylor Street, Block 2173, Lot 1, Borough of Brooklyn.

APPEARANCES—

For Applicant: Philip P. Agusta.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision; applicant to submit revised drawings; hearing closed.

102-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—filed pursuant to Section 36, Article 3 of the General City Law, re—building not facing legal street.

PREMISES AFFECTED—206 Rensselaer Avenue, east side, 360.00 feet north of Jefferson Boulevard, Block 6233, Lot 27, Huguenot, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision.

103-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1961—Filed pursuant

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to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—210 Rensselaer Avenue, east side, 320.0 feet north of Jefferson Boulevard, Block 6233, Lot 25, Huguenot, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision.

104-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—214 Rensselaer Avenue, east side, 280.0 feet north of Jefferson Boulevard, Block 6233, Lot 23, Huguenot, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision.

105-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—222 Rensselaer Avenue, east side, 200.0 feet north of Jefferson Boulevard, Block 6233, Lot 18, Huguenot, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision.

106-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—222 Rensselaer Avenue, east side, 160 feet north of Jefferson Boulevard, Block 6233, Lot 17, Huguenot, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision.

107-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—230 Rensselaer Avenue, east side, 120 feet north of Jefferson Boulevard, Block 6233, Lot 15, Huguenot, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision.

108-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—234 Rensselaer Avenue, east side, 80.0 feet north of Jefferson Boulevard, Block 6233, Lot 13, Huguenot, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision.

109-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—236 Rensselaer Avenue, east side, 40.0 feet north of Jefferson Boulevard, Block 6233, Lot 11, Huguenot, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision.

110-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—238 Rensselaer Avenue, north-east corner of Jefferson Boulevard, Block 6233, Lot 7, Huguenot, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision.

111-62-A

APPLICANT—Hector Ferreras for Greystone Homes Corporation, owner.

SUBJECT—Application January 25, 1961—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—246 Sheldon Avenue, south side, 40.0 feet east of Jefferson Boulevard, Block 6234, Lot 11, Huguenot, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to June 26, 1962, at 2 P.M. for inspection and decision.

336-62-A

APPLICANT—Max Siegel Associates for Ames Realty Corp., owner.

SUBJECT—Application April 12, 1962—re—review of Decision of the Borough Superintendent on zoning matter.

PREMISES AFFECTED—87-45 166th Street, northeast corner of Hillside Avenue, Block 9838, Lot 62, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Max Siegal and Charles R. Schmidt.

ACTION OF BOARD—Laid over to June 19, 1962, at 2 P.M. for continued hearing; statement to be submitted by applicant; Department of Buildings to be notified.

758-59-BZ

APPLICANT—LaPierre, Litchfield and Partners for Hamilton Federal Savings and Loan Association, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, permitting in a C area district, the erection of a two story building to be occupied as a bank, occupying more than the permitted area and without the required yard.

PREMISES AFFECTED—411-413 86th Street, north side, 75 feet east of 4th Avenue, Block 6035, Lots 75 and 76, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles L. Gittens.

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ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4
Negative 0
Absent: Commissioner Becker..... 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on March 15, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on February 21, 1961; and

WHEREAS, the resolution was amended on January 23, 1962; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on March 15, 1960, as *amended* through January 23, 1962, by adding thereto:

"that in the event the owner desires to make certain changes in arrangement and design, as cited in the decision of the Borough Superintendent dated May 21, 1962, acting on Amendment to N.B. Application 1676-61, such changes shall be permitted, substantially as shown on revised drawings marked 'Received May 11, 1962', 5 sheets; *on condition* that other than as herein *amended* the resolution above cited shall be complied with in all respects."

788-59-BZ

APPLICANT—Leonard F. Rothkrug for 275 Realty Corporation, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired May 23, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a business use district, the erection and maintenance of a gasoline service station with accessory minor motor vehicle repairs, non-automatic car washing, office, sales, signs and parking of cars awaiting service.

PREMISES AFFECTED—540-546 6th Avenue, southwest corner of 15th Street, Block 1048, Lot 34, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 26, 1960, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on May 23, 1961; and

WHEREAS, the resolution was amended on February 14, 1962; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 26, 1960, as *amended* through February 14, 1962 only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Amend. N.B. 2751/59)

829-59-BZ

APPLICANT—Lama, Proskauer and Prober for Socony Mobil Oil Company, owner.

SUBJECT—Application for consideration—reopening for

extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7a, 7f and 7i of the Zoning Resolution, permitting in a retail use district, the reconstruction of an existing gasoline service station and lubritorium and the extension in area and use to include minor auto repairs, car washing, salesroom, utility room and parking and storage of motor vehicles and sign.

PREMISES AFFECTED—1231-1239 (1233 official) Hy-lan Boulevard and 120-130 Parkinson Avenue, northwest corner, Block 3214, Lot 18, South Beach, Borough of Richmond.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on June 1, 1960, on certain conditions; and

WHEREAS, revised drawings submitted as being in substantial compliance with the Board's requirements, were approved on October 25, 1960; and

WHEREAS, time to obtain permits and complete the work was extended on July 5, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 1, 1960, as *amended* through July 5, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 1495/59)

534-60-BZ

APPLICANT—Julius S. Rapson for Vincenzo Cinelli, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution and extension of time to obtain Certificate of Occupancy—decision of the Borough Superintendent; previously granted on condition, under Section 21 of the Zoning Resolution, to permit in an unrestricted use and D area district, the erection of a one story building occupying more than the permitted area.

PREMISES AFFECTED—150-11 Guinzburg Road, north side, 100 feet east of 150th Street, Block 10110, Lot 60, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Julius S. Rapson and Vincenzo Cinelli.

ACTION OF BOARD—Application reopened, resolution amended and time extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on December 20, 1960, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution and extension of time to obtain a certificate of occupancy.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on December 20, 1960, by adding thereto:

"that the building may be arranged substantially as shown on revised drawings marked 'Received May 21, 1962,' 2 sheets, and used as a factory (lamination and assembly of wood, plastics and metals, spraying and baking oven), *on condition* that appropriate applications

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shall be filed with the Department of Buildings and the Department of Air Pollution Control for any spray booth or drying oven that may be used; that, in view of the statement by the applicant that all work has been completed, a Certificate of Occupancy shall be obtained within one year from the date of this *amended* resolution; and that other than as herein *amended* the resolution above cited shall be complied with in all respects." (N.B. 1482/60)

920-60-BZ

APPLICANT—Carl H. Salminen for Julius Avruch, owner.
SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a local retail and residence use, D and G-1 area district, the erection of a two story building occupying more than the permitted area coverage in a D area district with stores on first floor and office on the second floor in the local retail portion of the plot.

PREMISES AFFECTED—156-09 to 156-13 Northern Boulevard, north side, 72.42 feet east of 156th Street, Block 5272, Lot 7, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Robert Shaynak.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on June 27, 1961, on certain conditions; and

WHEREAS, the resolution was amended on April 3, 1962; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 27, 1961, as *amended* on April 3, 1962, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 1221/60)

921-60-BZ

APPLICANT—Carl H. Salminen for Edward Holmes, Jr., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete which expired June 13, 1962—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 21 of the Zoning Resolution, to permit in a local retail and residence use, D and G-1 area district, the erection of a two story building occupying more than the allowable area coverage and without the required rear yard in a D area district, with stores on first floor and offices on the second floor in the local retail use portion of the plot.

PREMISES AFFECTED—156-15, 156-15A and 156-17 Northern Boulevard, north side, 64.27 feet west of 157th Street, Block 5272, Lot 5, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: Robert Shaynak.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on

June 13, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on June 13, 1961 only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 1516/60)

333-61-BZ

APPLICANT—Morris Kweller for East Park Realty Company, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution and extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection of a one story masonry building, to be used as a retail store with accessory patron parking on open area.

PREMISES AFFECTED—2431-2441 Linden Boulevard, 528 Milford Street, northwest corner, Block 4479, Lots 28 and 29, Borough of Brooklyn.

APPEARANCES—

For Applicant: Morris Kweller.

ACTION OF BOARD—Application reopened, resolution amended and time extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox and Commissioner Klein 4
Negative: 0
Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on July 11, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution and extension of time to complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on July 11, 1961, by adding thereto:

"that in the event the owner desires to provide a cellar under the store building, such change shall be permitted, substantially as shown on revised drawings of proposed conditions marked 'Received May 11, 1962', 4 sheets, on condition that the height of the cellar shall be increased to 8 feet, 6 inches; that an automatic sprinkler system shall be installed and maintained throughout the cellar; that the cellar shall be used for accessory storage only; that permit shall be obtained and work completed within one year from the date of this *amended* resolution; that other than as herein *amended* the resolution above cited shall be complied with in all respects; and that a Certificate of Occupancy shall be obtained." (N.B. App. 751/60)

1516-61-BZ

APPLICANT—Lama, Proskauer and Prober for 166 Carlton Avenue Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 19A(j) and 21 of the Zoning Resolution, to permit in a residence use, B area district, the change in occupancy of an existing four story and cellar building, from a public garage, to the manufacturing warehousing and storage of electrical appliances, loading and unloading, office and signs and with less than the required height of opening to loading berth, for a temporary term of twenty (20) years.

PREMISES AFFECTED—166-172 Carlton Avenue, west side, 164.3 feet south of Myrtle Avenue, Block 2072, Lot 36, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

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ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on March 6, 1962, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on March 6, 1962, by adding thereto:

"that change in use of the building to warehousing and storage of paper in rolls, in conjunction with the lessee's premises across the street at 163 Carlton Avenue, Brooklyn, may be permitted, substantially as shown on drawings filed with this request dated 'May 17, 1962'; 6 sheets, *on condition* that the owner shall install a sprinkler system if required by the Fire Department; that all other requirements of the above resolution shall be complied with; and that a Certificate of Occupancy shall be obtained."

1517-61-A

APPLICANT—Lama, Proskauer and Prober for 166 Carlton Avenue Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent; previously granted on condition.

PREMISES AFFECTED—166-172 Carlton Avenue, west side 164.3 feet south of Myrtle Avenue, Block 2072, Lot 36, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox and Commissioner Klein..... 4

Negative: 0

Absent: Commissioner Becker 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on March 6, 1962, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on March 16, 1962, *on condition* that the requirements of the resolution under Cal. No. 1516-61-BZ as *amended* by the Board this day shall be complied with and a certificate of occupancy shall be obtained.

Adjourned 3:30 P.M.

James P. Mulroy, *Secretary*

The following reports and recommendations of the Committee on Test were approved by the Board on March 13th, 20th and April 10th, 1962.

934-60-SA

APPLICANT—Haus and Bresin for Standard, Incorporated, owner.

WHEREAS, the report of a Committee on Test reads:

934-60-SA—Haus & Bresin for Standard, Inc., Little Rock, Arkansas, filed for approval of the Standard Twinette Dry Cleaner, under the provisions of the Board's Rules Covering Coin-Operated Dry Cleaning Establishments.

USE: Coin-operated dry cleaning machines using perchlorethylene solvent.

DESCRIPTION: The Standard Twinette machine consists of two cylinders operating independently of one another. The washing, extracting and drying cycle is accomplished

separately within each cylinder. Each cylinder is 21 inches in diameter and 17 inches deep and is made of epon coated steel of 8 gauge. During the washing cycle the cylinder rotates at 49 r.p.m. and during the extraction cycle the cylinder speed is 920 r.p.m.

The drying cycle employs electric heaters with output of 4000 Btu to provide the hot air for drying the clothes in each cylinder.

The solvent tank is common for both cylinders and is constructed of 7 gauge steel and has a capacity of 96 gallons. The filter is common for both cylinders and is of the tubular type with a capacity of 800 gallons per hour. A single Marlon circulating pump is provided for the twinette unit. An exhaust is electrically interlocked with the cylinder door to operate when the door is opened. Also each cylinder door is provided with an interlocking device to prevent the opening of the door while the cylinder is in motion.

A separate condenser is provided for each cylinder to condense solvent vapors during the drying cycle. The condenser uses city water and discharges to the plumbing system approved by the Department of Buildings. No refrigeration is used.

The drain line from each cylinder to the solvent storage tank is equipped with a dump valve. This dump valve is actuated by a timer and a solenoid to open during the extraction cycle. The dump valve is energized when in an open position and de-energized when in a closed position. This dump valve can be manually opened to drain solvent back to the storage tank in the event of mechanical or electrical failure.

INSPECTION AND TEST: The data submitted was examined and it was noted that the cylinder capacity was 3.4 cubic feet for each.

RECOMMENDATION: The committee recommends the approval of the appliance known as the Standard Twinette Dry Cleaner for use in New York City under the provisions of the Dry Cleaning Rules of the Board adopted under Calendar Number 156-62-SR and where permitted in the Zoning Resolution, provided that each machine will bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 934-60-SA".

The Committee further recommends that on each machine there be displayed its maximum dry load capacity of 9.52 pounds for each cylinder.

All electrical installation work shall conform to the Electrical Code of the City of New York.

Exhaust air flow through the loading door opening shall be at least 100 cubic feet per minute.

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this *appliance* in accordance with the above report.

457-61-SA

APPLICANT—Westinghouse Electric Corporation, owner; ALD, Incorporated, Distributor.

WHEREAS, the report of a Committee on Test reads:

457-61-SA—Westinghouse Electric Corp., Mansfield, Ohio, filed for approval of the Westinghouse Drycleaner DC-20 Drycleaner with FS-20 Filter under the provisions of the Dry Cleaning Rules of the Board adopted under Calendar Number 156-62-SR.

USE: Coin operated dry cleaning machine using Perchloroethylene as the solvent.

DESCRIPTION: The equipment consists of the dry cleaning unit with its associated solvent conditioning system.

The main components are as follows:

Blower: squirrel-cage design and is mounted at the top of the machine and comes into use during the extraction

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period. As the wash cycle ends, the heater and blower start. The heated air is blown through the clothes to extract and recover more of the solvent.

Charging tank: is a tank mounted on the base pan at the rear of the machine through which the solvent flows from the tub and into which the chemicals are added to prepare the solvent for cleaning.

Condenser: a formed coil of copper tubing with copper fins. The condenser is mounted in a sealed container so that the condensed vapors may be drained through a separator tube, back to the storage tank. The condenser tubes are piped to the water supply line with an electric water solenoid at one end and to the floor drain at the other leading to a plumbing system approved by the Dept. of Buildings.

Filter tank: Cylindrical tank with a 23 gallon capacity. The purpose of this filter is to remove from the solvent, which is constantly in circulation, all soil.

Heater: located in the dry system to aid in the extraction of the cleaning solution.

Tub: porcelain enamel 25½" in diameter by 15" deep.

Storage Tank: the tank is of such size that it can store solution for two tanks, if the tanks are installed in pairs and it has a capacity of 65 gallons.

The supplemental equipment consists of pumps, motors, valves, solenoids, timer, pressure switches and all necessary electrical relays and connections.

At times a refrigeration water cooler is used when the water temperature exceeds 80°F and when so used, the refrigerant used in the water chiller is Freon 22.

INSPECTION AND TEST: Drawings of the appliance were examined and the size of the basket was found to be 25½" in diameter by 15" deep but due to its internal construction it has a cubic capacity of 3.99 cubic feet.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Westinghouse Drycleaner Model DC-20 Drycleaner with FS-20 Filter under the provisions of the Dry Cleaning Rules of the Board adopted under Calendar Number 156-62-SR and where permitted under the Zoning Resolution provided that each machine bear a label permanently affixed reading, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 457-61-SA".

The Committee further recommends that on each machine there be displayed its maximum dry load capacity of 11.17 lbs.

The Committee further recommends that all electrical work conform to the Electrical Code of the City of New York and further that in the event of any malfunction, the door of the appliance shall remain in the locked position until the machine is placed in an operable condition and the cycle completed.

Exhaust air flow through the loading door opening shall be at least 100 cubic feet per minute.

(Sgd.) WILLIAM A. NOLAN,
Director,

JOHN A. DARTS,
Asst. Engr.,

GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this *appliance* in accordance with the above report.

668-61-SA

APPLICANT—Haus and Bresin for International Duplex Corporation, owner.

WHEREAS, the report of a Committee on Test reads:
668-61-SA—Haus & Bresin for International Duplex Corp., San Francisco, Calif., filed for approval of the Duplex Cleanway Coin Operated Dry Cleaner, Model DWDC-1 under the provisions of the Board's Rules Covering Coin Operated Dry Cleaning Establishments.

USE: Dry cleaning machines using perchlorethylene solvent.

DESCRIPTION: The Duplex dry cleaner is a coin op-

erated dry cleaning machine designed for installation in stories. The machine is a combination washer, extractor and dryer, performing all operations automatically within the machine after the starting switch has been actuated by inserting the necessary coins. The solvent used in this dry cleaner is perchlorethylene, a non-combustible synthetic solvent.

This drycleaner consists of a perforated metal basket constructed of 16 gauge vitreous enamelling steel with an inside diameter of 25½" and a length of 12¾" to the center of the dished rear panel, and a length of 15¾" to the rear panel at the periphery.

The basket or cylinder rotates within a solvent-tight tub constructed of 16 gauge steel. The tub diameter is 27¾", and the tub length is 18". The cylinder rotates at a speed of 52 R.P.M. during the washing and drying cycles, and at a speed of 420 R.P.M. during the extraction cycle. The machine is equipped with a condenser to remove all water vapor from the clothing and solvent and to discharge same through a drain line in a plumbing system approved by the Dept. of Buildings.

For drying, the machine is equipped with two electric heating elements of 2850 watts capacity as manufactured by Cutler Hammer Company of Milwaukee, Wisconsin.

In conjunction with the Duplex washer, there is a solvent filtration and reprocessing system, using the Duplex #200 Cartridge Filter. This unit removes solid matter, color, and fatty acids from the solvent and delivers it to the dry cleaning machine at proper operating temperatures. It is completely self-contained in all respects and does not require muck tank, muck cooker, or external storage tanks.

Recharging the filter consists merely of replacing the used cartridges with new units. Color and fatty acids are removed by circulation of perchlorethylene through the throw-away type filter cartridges.

Contaminated fluid from the dry cleaner passes through a lint and button trap to remove large foreign matter and is carried to solvent storage by the drain pump. This pump runs whenever any of the dry cleaning machines connected to the filter system are in a cleaning cycle. A second pump, which runs during all operating hours, pulls solvent from the 110 gallon storage tank and forces it through the filter cartridges and thence to the dry cleaning machines. In order that an even line pressure be maintained so that each machine receives just the proper amount of solvent, regardless of the number operating, a pressure by-pass valve is incorporated. Clean solvent thus replaces dirty in the storage tank.

In this manner solvent is kept continually clean and available when called for. Solvent is maintained at proper temperature for most efficient cleaning by means of a cooling coil located in the bottom of the storage tank.

Each drycleaning machine is equipped with an exhaust vent. These exhaust vents are manifolded together and discharged to the outer air through metal piping with taped joints. A blower is provided to maintain a static pressure at all times within the exhaust duct. After the drying cycle is completed, the exhaust system continues to operate until the machine has been purged of vapors, and the door cannot be opened until this purge period is completed. The machine is so arranged that it cannot operate while the loading door is opened. After the door is closed and the machine starts to operate, a solenoid operated mechanical interlock closes over door cam, preventing door handle from being turned during the balance of the cycle. If this handle is somehow forced open, a double pole, double throw, door switch would automatically start the fan, thereby exhausting all fumes in the machine to the outer air.

Each dry cleaning machine is equipped with a condenser using water as the cooling agent. The water is discharged to the plumbing system as warm water after it has run through the condenser. No refrigerant is used in connection with condensing operations.

Solvent drains by gravity from the dry cleaning machine to the storage tank. This drain line is equipped with a dump valve which remains closed during the washing cycle.

MINUTES

At the end of the washing cycle a timer operates a solenoid which opens the dump valve. In the event of mechanical or electrical failure, the dump valve can be manually opened from outside the machine so as to drain the solvent into the storage tank. An overflow line is also provided at a point lower than the bottom of the loading door.

INSPECTION AND TEST: The data submitted was examined and it was noted that due to the internal construction the basket capacity was 3.54 cubic feet.

RECOMMENDATION: The Committee recommends the approval of the appliance known as the Duplex Cleanway Coin Operated Dry Cleaner, Model DWDC-1 for use in New York City under the provisions of the Dry cleaning Rules of the Board adopted under Calendar Number 156-62-SR and where permitted in the Zoning Resolution provided that each machine will bear a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 668-61-SA".

The Committee further recommends that on each machine there will be displayed its maximum dry load capacity of 9.91 pounds.

All electrical installation work shall conform to the Electrical Code of the City of New York.

Exhaust air flow through the loading door opening shall be at least 100 cubic feet per minute.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this *appliance* in accordance with the above report.

838-61-SA

APPLICANT—International Marketing Corporation, agent for Hard Metal Fabricators, Ltd., owner.

WHEREAS, the report of a Committee on Test reads:

838-61-SA—International Marketing Corp., Pittsburgh, Pa., for Hard Metal Fabricators, Ltd., Toronto, Canada, filed for approval of the IMC Dry Cleaning Unit under the provisions of the Dry Cleaning Rules of the Board adopted under Calendar Number 156-62-SR.

USE: Coin operated dry cleaning machine using Perchloroethylene as the solvent.

DESCRIPTION: The machine is a coin operated, completely self contained fully automatic dry cleaning unit, consisting of two separately chargeable assemblies combined with a single tank.

The unit is completely self contained with its own perchlorethylene storage tank, filter, washer, blowers and reclamation system, including a refrigeration plant for solvent cooling.

The storage tank acts as a base and support for the complete unit and is located under the cleaning cabinets and during the washing or extraction cycle all solvent is returned to the storage tank. The high level point of solvent in the tank is 3" from the top at which time there are 75 Imperial gallons or 90 U.S. gallons.

The filter has 21 tubes with a total of 17 sq. ft. of area and is mounted within the solvent storage tank. The flow through the filter tubes is about 800 Imperial gallons or 960 U.S. gallons per hour.

The pump is located on the back of the storage tank and is equipped with a three way valve or 2 two way valves to draw the solvent from within the filter tubes or from the outside of the tubes within the storage tank area.

On the opposite side of the pump is another two way valve which, if closed, directs the solvent flow through the

washing heads and through the pressure by-pass to the storage tank. When the valve is opened it allows the solvent to pass through the muck trap.

The drain or dump valve is electrically operated and normally open so that under any conditions of failure the washing cylinder will empty of all fluids. During the off cycles, the valve contains a self closing gravity controlled lid at the overflow hole acting as a check to prevent fumes from going up into the cylinder.

The washing cylinder is 21" in diameter by 17" deep having a volume of 3.41 cu. ft.

The solvent cooler consists of a refrigeration unit with a cooling coil immersed in the solvent in the storage tank.

The unit has three exhaust blowers, one which is in continuous operation and serves to remove any fumes which may be in the immediate vicinity and is exhausted through a common duct.

The water separator receives all fluids condensed by the condensing unit and separates the perchlorethylene and drains it back to the tank while the water drains off externally to a plumbing system approved by the Dept. of Buildings.

The loading door is protected by an interlock so that the door cannot be open while the machine is in operation, however, upon an electrical failure, this interlock will release, allowing the door to open.

INSPECTION AND TEST: Drawings of the appliance were examined and the size of the basket was found to be 21" in diameter by 17" deep having a volume of 3.41 cu. ft.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as IMC Dry Cleaning Unit for use in New York City where permitted in the Zoning Resolution and when installed in accordance with the Board's Rules for Coin Operated Dry Cleaning Establishments provided that each machine bear a label permanently affixed reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 838-61-SA". The Committee further recommends that on each machine there be displayed its maximum dry load capacity of 9.55 pounds.

All electrical installation work to conform to the Electrical Code of the City of New York.

Exhaust air flow through the loading door opening shall be at least 100 cubic feet per minute.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this *appliance* in accordance with the above report.

852-61-SA

APPLICANT—Bill Glover, Incorporated, owner; Kay Bee Equipment Corporation, agent.

WHEREAS, the report of a Committee on Test reads:

852-61-SA—Bill Glover, Inc., Kansas City, Missouri, filed for approval of the Glover Stainless Steel Dry Cleaner Unit Model CD under the provisions of the Board's Rules Covering Coin Operated Dry Cleaning Establishments adopted under Calendar 156-62-SR.

USE: Coin operated dry cleaning equipment using Perchloroethylene as the solvent.

DESCRIPTION: The unit is a self contained single basket type. The component parts consist of the washer extractor and the washing, drying and extraction is accomplished within this single basket. The basket is 30 inches in diameter by 15 inches deep and is made of stainless steel.

MINUTES

The drying cycle employs electrically heated air to provide the hot air necessary to dry the clothes.

The filter has a capacity of 1,200 gallons of solvent per hour.

The other main components are the solvent tank, solvent pump, powder feeder, drain valve, muck receiver, by-pass valve, condenser coils (water cooled) recirculating blower, water separator, controls and exhaust blower.

In operation, with each dry cleaning solvent cycle fresh filter powder is added to the filter, muck and lint are removed and the solvent is drained from the muck and the same filter powder is not reused on subsequent loads.

Each time the unit enters into the drying cycle, following the solvent rinse and spin, the following operations automatically takes place.

Electrically heated air is forced through the top of the tub and through the clothes, the vapor laden air is drawn off at the bottom of the tub, the vapor and lint laden air passes through the lint catcher then to the condenser, the condenser converts the solvent and water vapors to a liquid, this liquid is then passed through a separator, that diverts the solvent back to the storage tank and the water to waste. The purified air from the condenser is picked up by the blower fan and is forced through the heater and back through the clothes, thus establishing a completely closed circuit.

After the clothes are dry, the blower in the closed recirculating circuit shuts off and a second blower comes on drawing fresh air through the clothes and exhausting through a vent duct.

INSPECTION AND TEST: Details of the appliance were examined by Assistant Engineer J. A. Darts, and it was noted that the basket capacity was 6.17 cubic feet.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as the Glover Stainless Steel Dry Cleaner Unit Model CD for use in New York City when installed and operated in accordance with the Dry Cleaning Rules of the Board adopted under Calendar Number 156-62-SR and where permitted by the Zoning Resolution provided that each machine bear a label permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 852-61-SA".

The Committee further recommends that on each machine there shall be displayed its maximum dry load capacity of 17.28 pounds.

The Committee further recommends that all electrical installation work shall conform to the Electrical Code of the City of New York.

It is further recommended that this appliance may be marketed by Hoffman under the trade name of Hoffman Coin Operated Dry Cleaner.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this *appliance* in accordance with the above report.

1649-61-SA

APPLICANT—Maestrelli Importing Corp., owner.

WHEREAS, the report of a Committee on Test reads: 1649-61-SA—G. Maestrelli Costruzioni Elettromeccaniche, Milan, Italy, filed for approval of the Maestrelli Coin Operated Dry Cleaner Model Thunderbird under the provisions of the Dry Cleaning Rules of the Board adopted under Calendar Number 156-62-SR.

USE: Coin operated dry cleaning machine using Per-chlorethylene as the solvent.

DESCRIPTION: The unit consists of three washer wheels, each individually activated by a coin mechanism, mounted in one base cabinet. The wash wheels are of stainless steel, 28 inches in diameter by 14½ inches deep giving a cubic capacity of 5.17 cu. ft. Each basket has its own door protected by means of an automatic lock.

The drying, recovery and deodorizing section consists of three coolers to condense the solvent vapors in the system. A stainless steel water separator which automatically separates the condensate. An electric heater of 6 kilowatts is installed for each basket.

The distillation section consists of an oil encased all electric type still. The solvent inside the still is brought to boiling point by 6 kw. heating elements in an oil filled jacket.

The filter section consists of a rotary disc type filter. The filtration starts when any or all wheels are started.

The cooling section consists of two brass tube coolers located on the base tank.

The solvent tank section consists of one large tank which constitutes the base frame for the three wheels and the washers and the other component parts are placed on the frame.

The control section consists of valves for filtering and pressure reduction of the air and for activating all compressed air parts.

The door of the wash wheels is equipped with an automatic safety lock which keeps the door closed and locked during the entire operating cycle.

After the washing, the solvent is drained from the cylinder and is returned to the tank. The wet garments remain in the wheel and there the drying cycle takes place; this is done by centrifugal action.

After the drying cycle is complete, a deodorizing cycle begins which removes the solvent laden air from the cylinder and condenses it to liquid and returns it to the tank.

INSPECTION AND TEST: Details of construction were examined by Assistant Engineer J. A. Darts. The basket was found to be 28 inches in diameter by 14½ inches deep giving a cubic capacity of 5.17 cu. ft.

RECOMMENDATION: The Committee on Test recommends the approval of the appliance known as Maestrelli Coin Operated Dry Cleaner Model Thunderbird for use in New York City under the provisions of the Dry Cleaning Rules of the Board adopted under Calendar Number 156-62-SR and where permitted in the Zoning Resolution, provided that each machine bear a label, permanently affixed, reading, "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1649-61-SA".

The Committee further recommends that on each machine there be displayed its maximum dry load capacity of 10.48 pounds.

The Committee further recommends that all electrical installation work shall conform to the Electrical Code of the City of New York.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this *appliance* in accordance with the above report.

1943-61-SA

APPLICANT—Detrex Chemical Industries, Incorporated, owner.

WHEREAS, the report of a Committee on Test reads: 1943-61-SA—Detrex Chemical Industries, Inc., Detroit, Michigan, filed for approval of Detrex Coin Operated Dry

MINUTES

Cleaning Machine, Model C.O. 6-1 under the provisions of the Board's Rules Covering Coin Operated Dry Cleaning Establishments.

USE: Coin operated dry cleaning machine using perchlorethylene as solvent.

DESCRIPTION: The Detrex Model C.O. 6-1 consists of six cleaning units, made in banks of three, which are piped together with a 250 gallon solvent storage tank, filtering equipment, electrically heated solvent still, separator and the necessary control valves, pumps and timing mechanism. Cold water is used to condense solvent vapors in the still and in the exhaust.

The wash, drain, extract and aeration times are fixed. The drying cycle is controlled thermostatically and the drying time varies with the type of garments. A sensing element located in the front casing automatically opens the circuit to the heating elements and advances the timer into aerate cycle when sufficient solvent has been evaporated from the clothes. The average complete cycle is from 28 to 32 minutes. Washing speed is 52 rpm and extractor speed 300 rpm.

A door safety solenoid located on the front panel assembly allows the door to be opened only when the drycleaning tumbler is stopped and solvent dump valve open. Machine operation and mechanical exhaust are electrically interlocked. Pressure switches in the solvent and condensing water supply heaters will react in case of below normal operating pressure. Condenser water is discharged to a plumbing system approved by the Dept. of Buildings.

INSPECTION AND TEST: The data submitted with the

application was examined and it was noted that the washer basket measured 26 inches in diameter by 14 inches deep or 4.35 cubic feet.

RECOMMENDATION: The committee recommends the approval of the appliance known as Detrex Coin Operated Dry Cleaning Machine, Model C. O. 6-1 for use in New York City where permitted in the Zoning Resolution and when installed in accordance with the Board's Rules for Coin Operated Dry Cleaning Establishments provided that each machine bears a label, permanently affixed, reading "Approved by the Board of Standards and Appeals for use in New York City under Calendar Number 1943-61-SA". The committee further recommends that on each machine there be displayed its maximum dry load capacity of 12.18 pounds.

All electrical installation work to conform to the Electrical Code of the City of New York.

Exhaust air flow through the loading door opening shall be at least 100 cubic feet per minute.

(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *approve* this appliance in accordance with the above report.

BOARD OF STANDARDS AND APPEALS
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WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps *NOT ACCEPTABLE*.

352.05
NEW

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DIRECTORY

BOARD OF STANDARDS AND APPEALS

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NOTICE TO APPELLANTS AND APPLICANTS

No appeal or application will be entertained in connection with which court proceedings are pending or in progress, unless exception is granted by the chairman, nor accepted which is not filed within thirty days from the date of the action of the Administrative Official.

Any communication purporting to be an appeal or application shall be regarded as a mere notice of intention to seek relief until it is filed on the form required by the rules of this board.

Upon receipt of any such communication the writer will be supplied with the official forms for presenting his appeal or application.

At the time of filing an appeal or application, the appellant or applicant shall forward a signed notice of appeal addressed to the Administrative Official either Borough Superintendent of Buildings or Fire Commissioner and file with this board a duplicate of said notice.

Appellants and applicants are advised that their plans must indicate the points of the compass so as to establish the true location and position of the property, the subject of the appeal or application.

Appeals and applications will be simplified and their disposition expedited by conforming to these directions.

MAX H. FOLEY, Chairman.

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579-62-A—F.D.—2354-2364 Flatbush Avenue, west side, 100 feet south of Avenue S, cellar, Block 8528, Lot 48, Borough of Brooklyn, Decision re Order No. 1098-2, re—approved wet automatic sprinkler system.

580-62-A—B.B.—1710-1722 73rd Street, south side, 71 feet east of 17th Avenue, cellar, Block 6204, Lot 1, Borough of Brooklyn, Alt. 69-62, re—change in use of existing janitor's apartment to apartment for rent paying tenant.

581-62-A—F.D.—188-01 to 188-05 Union Turnpike and 75-95 to 75-99 188th Street, northeast corner, cellar, Block 7205, Lot 33, Flushing, Borough of Queens, Decision re Order No. 956-2, re—approved wet automatic sprinkler system.

582-62-BZ—B.B.—2398-2418 Linden Boulevard and 524-536 Montauk Avenue, southwest corner and 573-575 Atkins Avenue, Block 4501, Lots 2, 7, 8, 9, 10, 12, 58 and 59, Borough of Brooklyn, N.B. 168-62, re—parking of 36 cars as accessory use to proposed structure—M1-1 district.

583-62-SM—Safway Telescoping Gym Seats, Model C (extendable and retractable gym seats), manufactured by Safway Steel Products Inc., Material.

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584-62-SM—Condea Fusible link adapter for OBD or Multi-Louver Damper, manufactured by Krueger Air Conditioning Co., Material.

585-62-A—F.D.—541-545 West 34th Street, north side, 225 feet east of 11th Avenue, Block 706, Lots 10, 13 and 54, Borough of Manhattan, Decision, re—approved wet automatic sprinkler system.

586-62-A—F.D.—247-261 Madison Avenue, east side, from East 38th to East 39th Streets, cellar, Block 868, Lot 25, Borough of Manhattan, Decision, re—approved automatic sprinkler system.

Restored to Docket

1519-61-A—Vol. II—B.M.—102 Greenwich Avenue, east side, 126 feet 6 inches north of West 12th Street, cellar, Block 617, Lot 32, Borough of Manhattan, Alt. 884-61, re—rear cellar apartment.

788-56-BZ—Vol. I—B.Bx.—1931-1945 Bruckner Boulevard, north side, 1-2 feet east of Virginia Avenue, Block 3787, Lots 52-57 inclusive, Borough of The Bronx, Alt. 999-56, reopened for consideration as to extension of term of variance, re—parking for sale of used cars—residence use district.

597-46-BZ—B.B.—515 Greene Avenue, north side, 200 feet east of Nostrand Avenue, Block 1794, Lot 81, Borough of Brooklyn, Amendment to Alt. 2338-46, reopened for consideration as to extension of term of variance, re—printing shop—residence use district.

619-24-A—Vol. II—F.D.—345-347 Grand Street, south side, 43 feet 10 inches east of Ludlow Street, Block 310, Lot 15, Borough of Manhattan, Decision re V.O. 502649, re—approved automatic sprinkler system.

RULES

	Last Publication
Arc and Gas Welding and Oxygen Cutting	Nov. 27, 1956.
Carbon Dioxide Liquefier Rules..	Mar. 18, 1947—Vol. 32, No. 11
Cements, Air Entraining Portland, Rules for Approval and Use of.	April 12, 1955.
Cements, Blended, Rules for Testing and Use of	Mar. 15, 1955—Vol. 40, No. 11
Certificate of Occupancy, approved form	Dec. 28, 1943—Vol. 28, No. 52A
Concrete Flat Slabs, Rules	July 13, 1937—Vol. 22, No. 28
Concrete Masonry Units, Rules for Manufacture Testing and Use of	April 24, 1951—Vol. 36, No. 7A
Concrete Rules (Hydrated Lime)..	Aug. 3, 1937—Vol. 22, No. 31
Coin-Operated Dry Cleaning Establishments, Rules Covering ..	Mar. 29, 1962—Vol. 47, No. 13
Dry Cleaning Establishments Rules Covering	Sept. 15, 1955.
Elevator Rules	Mar. 3, 1936—Vol. 21, No. 9
Erection, Alteration, Repair, Excavation for and Demolition of Buildings	Feb. 1, 1956.
Exit Rules (Revolving Doors) ...	June 15, 1937—Vol. 22, No. 24
Exterior Veneering Materials, Rules for	Mar. 11, 1952—Vol. 37, No. 11A
Factory Exit Rules	Feb. 22, 1955.
Fire Alarm Rules (Interior).....	April 15, 1958.
Fire Drill Rules	June 28, 1962—Vol. 47, No. 26
Fire Resistive, Flameproof Materials, etc., Rules for Testing of	Feb. 1, 1962—Vol. 47, No. 5
Fire Retarding Rules for Garages, Motor Vehicle Repair Shops and Oil Selling Stations	June 30, 1960—Vol. 45, No. 26
Fireproof Wood, Testing of.....	Apr. 13, 1937—Vol. 22, No. 15
Gas Shut-Off Rules	Apr. 7, 1925—Vol. 10, No. 14
Hatchway Protection	June 5, 1928—Vol. 13, No. 23
Insulating Fibre Board Rules	Mar. 25, 1952—Vol. 37, No. 13A
Methyl Chloride Rules for Class B and C Refrigerating Systems...	Feb. 11, 1947—Vol. 32, No. 6
Oil Burner Rules	June 25, 1959—Vol. 44, No. 25
Opening Protective Assemblies, Rules for Inspection of	May 27, 1954.

	Last Publication
Parking and Storage of Motor Vehicles—Rules of Commissioner of Housing and Buildings	Sept. 7, 1948—Vol. 33, No. 36
Plumbing Rules	Aug. 3, 1937—Vol. 22, No. 31
Plumbing Rules (Submerged Inlets; Protective Methods to Prevent Contamination of Water Supply)	Nov. 13, 1956.
Procedure, Rules of	Oct. 8, 1959—Vol. 44, No. 40
Smoking in Factories, Rules for..	Feb. 22, 1962—Vol. 47, No. 8
Spraying and Drying of Paints, Varnishes, Lacquers, etc.	Apr. 5, 1962—Vol. 47, No. 14
Sprinkler, Rules	June 29, 1937—Vol. 22, No. 26
Standpipe Fireline Rules	June 8, 1937—Vol. 22, No. 23
Structural Alterations, Reporting.	June 7, 1932—Vol. 17, No. 23
Wire Glass Rules (Amendment to Rule 505 of Industrial Code)...	Sept. 3, 1946—Vol. 31, No. 36
Zoning Resolution, Rule to Supplement Section 19-A—	July 11, 1958.

DESIGNATIONS: B.—Department of Buildings; B.B.—Department of Buildings, Brooklyn; B.M.—Department of Buildings, Manhattan; B.Q.—Department of Buildings, Queens; B.R.—Department of Buildings, Richmond; B.Bx.—Department of Buildings, Bronx; H.D.—Health Department; F.D.—Fire Department, and M. and A.—Dept. of Marine and Aviation.

JULY 3, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday morning, July 3, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y. on the following matters:

615-47-BZ—Vol. III

APPLICANT—Samuel Rosenblum for Alley Park Housing Corporation, Long term lease.

SUBJECT—Application reopened February 14, 1962 as Volume III—decision of the Borough Superintendent, under Sections 19B (e) and 21 of the Zoning Resolution, to permit in a residence use, D area district, the removal of the required parking spaces in an existing housing development and the erection of a snack bar, locker room, swimming pool and recreation area for use by the tenants.

PREMISES AFFECTED—64-03 to 65-51 224th Street, east side, from 64th Avenue to 67th Avenue, 224-06 to 224-64 64th Avenue and 224-03 to 224-65 67th Avenue, Block 7660, Lot 2, Bayside, Borough of Queens.

1762-61-BZ

APPLICANT—Goldwater and Flynn for Lincoln Arcade, Incorporated, owner.

SUBJECT—Application November 28, 1961—decision of the Borough Superintendent, under Sections 7c, 19B (e) and 21 of the Zoning Resolution, to permit in a retail and residence use, C and D area district, the erection of a one story and cellar shopping center and loading berth extending into the residence district in conjunction with the erection of a 24 story multiple dwelling with accessory swimming pool and transient parking for the excess spaces in the required accessory garage.

PREMISES AFFECTED—96-02 62nd Drive, 62-54 to 62-98 97th Street, southwest corner, 95-19 to 95-39 63rd Road, Block 2084, Lot 11, Rego Park, Borough of Queens.

1763-61-A

APPLICANT—Goldwater and Flynn for Lincoln Arcade, Incorporated, owner.

SUBJECT—Application November 28, 1961—Filed pursuant to Section 60 of the Multiple Dwelling Law re—Garage spaces.

PREMISES AFFECTED—96-02 62nd Drive, 62-54 to 62-98 97th Street, southwest corner, 95-19 to 95-39 63rd Road, Block 2084, Lot 11, Rego Park, Borough of Queens.

1828-61-BZ

APPLICANT—Patrick D. Concagh for Edith Kaplan, owner.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, E area district, the erection of a one family dwelling that exceeds the per-

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mitted area coverage and encroaches on the required setbacks.

PREMISES AFFECTED—2841 Wilkinson Avenue, 2001 Mayflower Avenue, northwest corner, Block 4226, Lot 183, Borough of The Bronx.

1863-61-BZ

APPLICANT—Albert Melniker for Milton, Sam, Morris and Harry Jaeger, owners.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail C district, the extension of the existing building exceeding permissible coverage.

PREMISES AFFECTED—1367 Forest Avenue, north side, 250.06 feet east of Barrett Avenue, Block 384, Lot 19, Port Richmond, Borough of Richmond.

1869-61-BZ

APPLICANT—Haus and Bresin for Dalia Realty Incorporated, owner; Harold Stern and Fischel Rosenberg, lessee.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Sections 7f, 7i and 21 of the Zoning Resolution, to permit in a retail and manufacturing use district, the erection and maintenance of a gasoline service station, non-automatic car washing, lubricatorium, office, sales of accessories, minor repairs with hand tools only and the parking and storage of more than five motor vehicles with a ground sign for a temporary term of twenty years.

PREMISES AFFECTED—634-644 Gates Avenue, 288-294 Sumner Avenue, southwest corner, Block 1816, Lots 27, 28, 29, 30, 31, 32, 33 and 34, Borough of Brooklyn.

1870-61-BZ

APPLICANT—Halperin, Shivitz, Scholer and Steingut for Longchamps, Incorporated, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district in an existing five story building, the extension of the use of restaurant on the first floor to include cabaret.

PREMISES AFFECTED—1015-1019 Madison Avenue, east side, 45 feet 4 inches north of East 78th Street, Block 1393, Lots 21, 121 and 122, Borough of Manhattan.

1877-61-BZ

APPLICANT—Gustave W. Iser for Progressive Property Corporation, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a D-1 district, the erection of a multiple dwelling within two miles of an airport which exceeds the permitted height.

PREMISES AFFECTED—139-55 35th Avenue, north side, 375.02 feet west of Parsons Boulevard, Block 4994, Lot 78, Flushing, Borough of Queens.

1890-61-BZ

APPLICANT—Morton S. Cahn for Irving and Leon Polansky, owners.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a business use district, at an existing gasoline service station, garage, laundry, office, repair shop and greasing room, the extension of the uses to include the sale of used cars.

PREMISES AFFECTED—149-20 Rockaway Boulevard, southwest corner of 150th Street, Block 12104, Lot 22, Jamaica, Borough of Queens.

1892-61-BZ

APPLICANT—Leonard F. Rothkrug for L.G.E. Realty Corporation, owner; Vinocur Floor Coverings, lessee.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a business use, C area district, the

extension of an existing one story building to occupy more than the permitted area.

PREMISES AFFECTED—1750-1762 McDonald Avenue, west side, 262 feet 8¾ inches north of 65th Street, Block 6607, Lots 26, 28 and 30, Borough of Brooklyn.

1893-61-A

APPLICANT—Leonard F. Rothkrug for L.G.E. Realty Corporation, owner; Vinocur Floor Coverings, lessee.

SUBJECT—Application December 7, 1961—Appeal from a decision of the Borough Superintendent, re—Class 3 building, floor area.

PREMISES AFFECTED—1750-1762 McDonald Avenue, west side, 262 feet 8¾ inches north of 65th Street, Block 6607, Lots 26, 28 and 30, Borough of Brooklyn.

1903-61-BZ

APPLICANT—Simeon Heller and George J. Meltzer for Borchard Affiliations, Incorporated, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, in an existing 11 story and basement multiple dwelling, the change in use of a portion of the basement to an art gallery.

PREMISES AFFECTED—50 East 78th Street, south side, 100 feet east of Madison Avenue, Block 1392, Lot 47, Borough of Manhattan.

559-56-BZ

APPLICANT—Daniel Kushner for Joseph L. Greenberg, owner.

SUBJECT—Application reopened June 5, 1962 for consideration as to extension of term of variance, expired May 28, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, parking and storage of motor vehicles.

PREMISES AFFECTED—200 West Tremont Avenue, south side, 59.65 feet west of Montgomery Avenue, Block 2877, Lots 522, 523 and 525, Borough of The Bronx.

181-56-BZ

APPLICANT—Joseph Lau for A. L. Eastmond and Sons, Inc., owner.

SUBJECT—Application reopened June 5, 1962 for consideration as to extension of term of variance, expired July 24, 1961—decision of the Borough Superintendent, previously granted on condition, under Sections 7h and 7e of the Zoning Resolution, permitting in a residence and retail use districts, parking and storage of motor vehicles.

PREMISES AFFECTED—313-315 West 142nd Street, north side, 64 feet 11 inches east of Bradhurst Avenue, Block 2043, Lots 32 and 33, Borough of Manhattan.

485-38-BZ

APPLICANT—Burke and Groh for Edith B. Pyne, owner.

SUBJECT—Application reopened June 5, 1962 for consideration as to extension of term of variance, expired May 14, 1962—decision of the Borough Superintendent, previously granted on condition under Section 7h of the Zoning Resolution, permitting in a business and residence use districts, the parking and storage of motor vehicles.

PREMISES AFFECTED—168-29 88th Avenue, northwest corner of 168th Place, Block 9281, part of Lot 16, Jamaica, Borough of Queens.

546-59-BZ

APPLICANT—Lama, Proskauer and Prober for Astoria Holding Corp., owner.

SUBJECT—Application reopened June 5, 1962 for consideration as to extension of time to complete, expired January 31, 1962—decision of the Borough Superintendent, previously granted on condition, under Sections 7f and 7i of the Zoning Resolution, permitting in a business use district, the erection and maintenance of a gasoline service station, lubricatorium, car washing, minor auto repairs,

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store, storage room and parking of cars awaiting service
PREMISES AFFECTED—1001-1013 East 69th Street and 6901-6917 Avenue K, northeast corner and 2063-2067 Ralph Avenue, Block 8339, Lot 1, Borough of Brooklyn.

The following cases were laid over from previous public hearings for reasons published in the MINUTES of such hearings.

733-56-BZ

APPLICANT—Carl Puchall for Lillian Reinschreiber and Abraham I. Mayer, owners.

SUBJECT—Application reopened May 8, 1962 for consideration as to extension of term of variance, expired March 26, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district, the parking and storage of motor vehicles.

PREMISES AFFECTED—283 East 164th Street, northwest corner of College Avenue, Block 2432, Lot 19, Borough of The Bronx.

Laid over from June 5, 1962, to July 3, 1962, for inspection and decision; as to extension of term of variance; applicant is to put sidewalks, curbs and paving of the lot in good condition and remove all rubbish.

80-54-BZ—Vol. II

APPLICANT—Irwin Emerman for Dryden Hotel Association, owner.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use, B area, Class 1½ height district in an existing 16 story and penthouse multiple dwelling, the increase in the area of the penthouse enlarge the present private dining room, the proposed extension encroaches on the required rear yard and encroaches on the height setback.

PREMISES AFFECTED—148-152 East 39th Street, south side, 100 feet east of Third Avenue, Block 894, Lot 52, Borough of Manhattan.

Hearing closed—Laid over from May 8, 1962, to May 22, 1962, for inspection and decision; applicant to submit statement as to jurisdiction; then to May 29, 1962, for decision; applicant to file Administrative Appeal under Section 310 of the Multiple Dwelling Law; then to June 5, 1962 for decision at the request of the applicant; then to July 3, 1962 for decision; after administrative appeal filed in conjunction therewith has been processed.

456-62-A

APPLICANT—Irwin Emerman for Dryden Hotel Associates, owner.

SUBJECT—Application May 29, 1962—Appeal from a decision of the Borough Superintendent, re—Extension of penthouse walls.

PREMISES AFFECTED—148-152 East 39th Street, south side, 100 feet east of Third Avenue, Block 894, Lot 52, Borough of Manhattan.

1806-61-BZ

APPLICANT—Dominick Salvati and Son for Ace Broom Company, Incorporated, owner.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Sections 7e, 19A (j) and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a one story building for the manufacture and storage of brooms with a loading and unloading berth within 25 feet of the intersection of streets, the building exceeds the permitted area coverage and encroaches on the required setbacks.

PREMISES AFFECTED—9501-9503 Avenue J, northeast corner of East 95th Street, Block 8203, Lot 12, Borough of Brooklyn.

Hearing closed—Laid over from June 19, 1962, to July 3, 1962 for inspection and decision.

1829-61-BZ

APPLICANT—Dominick Salvati and Son for Nic Homes Incorporated, owner.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection of a one story and cellar building for use as an ice cream parlor and doughnut shop with curb cuts to provide accessory parking in the open area.

PREMISES AFFECTED—5105 Kings Highway, southeast corner of East 52nd Street, Block 7969, Lot 304, Borough of Brooklyn.

Hearing closed—Laid over from June 19, 1962, to July 3, 1962, for inspection and decision.

1837-61-BZ

APPLICANT—Morris Rothstein and Son for Milton Arkin, Charles Korman and Charles Rosen, owners.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 9A of the Zoning Resolution, to permit in a class 1 height district, the erection of a six story and cellar multiple dwelling that exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—22-35 Dix Avenue, south side, 114.27 feet east of McBride Street, Block 15661, Lot 41, Far Rockaway, Borough of Queens.

Laid over from June 19, 1962, to July 3, 1962 for inspection and decision; applicant to submit additional drawings.

1838-61-BZ

APPLICANT—Halpern, Shivitz, Scholer and Steingut for New York Life Insurance Company, owner; Longchamps, Incorporated, lessee.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a local retail use district, the extension of the uses of an existing restaurant to include cabaret and catering located on the first and second floor of a 19 story and penthouse multiple dwelling.

PREMISES AFFECTED—200-266 East 66th Street, south side, 1111-1127 Third Avenue, 201-257 East 65th Street, 1241-1259 Second Avenue, Entire Block, Block 1420, Lot 1, Borough of Manhattan.

Hearing closed—Laid over from June 19, 1962, to July 3, 1962 for inspection and decision; applicant to submit revised drawings.

1856-61-BZ

APPLICANT—Jack Brown for Federal Leasing Corporation, owner.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail use D-1 area district the proposed 15 story office building exceeding area coverage and height regulations.

PREMISES AFFECTED—97-77 Queens Boulevard, west side, from 64th Road to 65th Avenue, 64-24 to 64-40 98th Street, Block 2092, Lot 1, Forest Hills, Borough of Queens.

Laid over from June 19, 1962, to July 3, 1962 for inspection and decision.

1879-61-BZ

APPLICANT—Andrew Torregrossa Jr. for Andrew Torregrossa Holding Corporation, owner.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Sections 7e and 7A of the Zoning Resolution, to permit in a local retail use district, the maintenance of a parking lot for accessory parking in conjunction with an existing funeral chapel across the street with a curb cut within 75 feet of a residence use district.

PREMISES AFFECTED—7902 13th Avenue, 1272 79th

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Street, southwest corner, Block 6267, Lot 38, Borough of Brooklyn.

Hearing closed—Laid over from June 19, 1962 to July 3, 1962 for inspection and decision.

MAX H. FOLEY, *Chairman.*

JULY 3, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, July 3, 1962, at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

272-61-A

APPLICANT—First Island Corporation, Second Island Corporation, owners; Neisner Stores Company, lessee.
SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—1399 Forest Avenue, northeast corner of Barrett Avenue, Block 384, Lot 35, Port Richmond, Borough of Richmond.

284-61-A

APPLICANT—Samuel W. Ross for Meyer Weiner, owner.
SUBJECT—Application March 9, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—71 Pearl Street, north side, 25 feet 3½ inches west of Counties Alley, and 38 Stone Street, Block 29, Lots 10 and 17, Borough of Manhattan.

285-61-A

APPLICANT—Grand Machinery Exchange Incorporated, owners.
SUBJECT—Application March 9, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—209-211 Hester Street, northwest corner Baxter Street, Block 235, Lot 24, Borough of Manhattan.

1010-61-A

APPLICANT—Carl H. Salminen for Edward M. Morris, owner.
SUBJECT—Application June 29, 1961—Appeal from a decision of the Borough Superintendent re—Frame building, extension of business use, exterior wood frame walls, etc.
PREMISES AFFECTED—69-30 Queens Boulevard, south side, 90.99 feet west of 70th Street, Block 2432, Lot 26, Woodside, Borough of Queens.

1820-61-A

APPLICANT—Charles M. Spindler for Jav Associates Incorporated, owner.
SUBJECT—Application filed December 8, 1961—filed pursuant to Section 270 of the Labor Law, re—exits, and live load.
PREMISES AFFECTED—173-175 Fifth Avenue, east side, 74 feet north of Berkley Place, Block 950, Lot 5, Borough of Brooklyn.

129-62-A

APPLICANT—Hector Ferreras for Peter Gillespie, owner.
SUBJECT—Application January 30, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—132 Fisher Avenue, southwest corner of Orchard Avenue, Block 8022, Lot 79, Tottenville, Borough of Richmond.

130-62-A

APPLICANT—Hector Ferreras for Naman Building Corporation, owner.
SUBJECT—Application January 30, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—160 Adelaide Avenue, south side, 19.56 feet west of Platt Street, Block 4705, Lot 171, Oakwood, Borough of Richmond.

135-62-A

APPLICANT—Hector Ferreras for Henry G. Stiles, Incorporated, owner.
SUBJECT—Application February 1, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—261 Fisher Avenue, east side, 153.42 feet north of Amboy Road, Block 8042, Lot 18, Tottenville, Borough of Richmond.

162-62-A

APPLICANT—Hector Ferreras for Franto Realty Corporation, owner.
SUBJECT—Application February 13, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—9 Greaves Court, south side, 73.00 feet east of Exeter Street, Block 4568, Lot 5, Great Kills, Borough of Richmond.

163-62-A

APPLICANT—Hector Ferreras for Franto Realty Corporation, owner.
SUBJECT—Application February 13, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—15 Greaves Court, south side, 75.71 feet west of Greaves Avenue, Block 4568, Lot 8, Great Kills, Borough of Richmond.

164-62-A

APPLICANT—Hector Ferreras for Franto Realty Corporation, owner.
SUBJECT—Application February 13, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.
PREMISES AFFECTED—21 Greaves Court, southwest corner of Greaves Avenue, Block 4568, Lot 11, Great Kills, Borough of Richmond.

42-59-A—Vol. II

APPLICANT—Charles M. Shapiro for E. B. Realty Corporation, owner; Mareth Steel Corporation, lessee.
SUBJECT—Application reopened November 9, 1960 as Volume II—appeal from a decision of the Borough Superintendent re—use of gas-fired ovens, not approved.
PREMISES AFFECTED—110-118 50th Street, south east corner of 1st Avenue, Block 788, Lots 9 and 13, Borough of Brooklyn.

588-60-A—Vol. II

APPLICANT—Arnold W. Lederer for 2513 Bedford Corporation, owner.
SUBJECT—Application reopened February 20, 1962 as Volume II—Appeal from a decision of the Fire Commissioner, re—Sprinkler system.
PREMISES AFFECTED—2513 Bedford Avenue, east side, 210 feet south of Clarendon Road, Block 5190, Lot 73, Borough of Brooklyn.

294-61-A

APPLICANT—Atz Realty Corporation, owner.
SUBJECT—Application March 3, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.
PREMISES AFFECTED—248 Water Street, northwest corner of Peck Slip, Block 98, Lot 6, Borough of Manhattan.

536-61-A

APPLICANT—H. E. Horwood for Harold Klein, owner.
SUBJECT—Application April 25, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler system and

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Appeal from Decision of the Borough Superintendent re—Fire Escapes.

PREMISES AFFECTED—414 Broadway, east side, 33 feet 8 inches south of Canal Street, Block 196, Lot 8, Borough of Manhattan.

1672-61-A

APPLICANT—Alfred Rader and Morris Hannes for Eveready Machinists, Incorporated, owner.

SUBJECT—Application November 10, 1961—Appeal from an order and decision of the Fire Commissioner, re—Sprinkler System.

PREMISES AFFECTED—137 West 19th Street, north side, 417.4 feet west of Avenue of the Americas, Block 795, Lot 19, Borough of Manhattan.

1784-61-A

APPLICANT—Miles A. Gordon for 44 East 57th Street, Corporation, owner.

SUBJECT—Application December 5, 1961—Appeal from a decision of the Borough Superintendent, re—Class 3 construction, addition of third, fourth and fifth floors. Show windows and doors.

PREMISES AFFECTED—44 East 57th Street, south side, 212.15 feet east of Madison Avenue, Block 1292, Lot 44, Borough of Manhattan.

187-62-A

APPLICANT—Joseph H. Lombardi for Victrex Management Corporation, owner.

SUBJECT—Application February 20, 1961—Filed pursuant to Sections 34 and 216 of the Multiple Dwelling Law, cellar apartments, and windows.

PREMISES AFFECTED—420 East 78th Street, south side, 290.55 feet east of First Avenue, Block 1472, Lot 38, Borough of Manhattan.

279-62-A

APPLICANT—John E. Paggioli for Jack Tully, owner.

SUBJECT—Application March 28, 1962—Filed pursuant to Section 36 of the General City Law, re—building not fronting on legal street.

PREMISES AFFECTED—80 Summit Street, west side, 804.9 feet north of Richmond Road, Block 951, Lot 13, New Dorp, Borough of Richmond.

280-62-A

APPLICANT—John E. Paggioli for William Whalen, owner.

SUBJECT—Application March 28, 1962—Filed pursuant to Section 36 of the General City Law, re—building not fronting on legal street.

PREMISES AFFECTED—26 Roswell Avenue, south side, 228.65 feet east of Victory Boulevard, Block 2637, Lot 69, Travis, Borough of Richmond.

281-62-A

APPLICANT—John E. Paggioli for Frank and Rizzeri Puliafico, owners.

SUBJECT—Application March 28, 1962—Filed pursuant to Section 36 of the General City Law, re—building not fronting on legal street.

PREMISES AFFECTED—45 Cuba Avenue, west side, 325.36 feet south of New Dorp Lane, Block 4033, Lot 18, New Dorp Beach, Borough of Richmond.

282-62-A

APPLICANT—John E. Paggioli for Kathleen Winter, owner.

SUBJECT—Application March 28, 1962—Filed pursuant to Section 36 of the General City Law, re—building not fronting on a legal street.

PREMISES AFFECTED—55 Waterside street, north side, 90 feet west of Cedar Grove Avenue, Block 4079, Lot 9, New Dorp Beach, Borough of Richmond.

376-62-A

APPLICANT—James Whitford, Jr. for Phoebe Hahn, owner.

SUBJECT—Application April 26, 1962—Filed pursuant to Section 36 art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—229 Auburn Avenue, northwest corner of Woodbine Avenue, Block 1506, Lot 1, Westleigh, Borough of Richmond.

MAX H. FOLEY, *Chairman.*

JULY 17, 1962, 10 A.M.

NOTICE IS HEREBY GIVEN of a public hearing *Tuesday morning, July 17, 1962, at 10 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:*

192-53-BZ—Vol. III

APPLICANT—Frederick W. Kosting for Gulf Oil Corporation, owner.

SUBJECT—Application reopened February 27, 1962 as volume III—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence district, the relocation and reduction in area of the accessory building and the number of pumps Islands to a gasoline service station previously granted by the board with accessory uses of lubrication, car wash, minor auto repairs and the parking and storage of motor vehicles awaiting service.

PREMISES AFFECTED—1102-1110 Metcalf Avenue and 1661-1669 Watson Avenue, northeast corner, Block 3747, Lot 88, Borough of The Bronx.

754-53-BZ—Vol. III

APPLICANT—Samuel Miller for Milton Eisler and Humble Oil Refining Company, owners.

SUBJECT—Application reopened March 6, 1962, as Volume III—decision of the Borough Superintendent, under Section 73-11g of the Zoning Resolution, to permit in a C2-2 district the enlargement in area to provide additional curb cuts and sign and the erection of two additional bays to an existing gasoline service station building and maintain the conjunctive uses of lubrication, non-automatic car washing, minor auto repairs with hand tools only and the parking of cars awaiting service.

PREMISES AFFECTED—76-31 to 76-45 164th Street, east side, from 77th Avenue to 76th Road, entire block front, Block 6969, Lots 1 and 9, Flushing, Borough of Queens.

357-60-BZ—Vol. II

APPLICANT—William S. Shary for Clement Bratone and Raymond Conforti, owners.

SUBJECT—Application reopened February 20, 1962 as Volume II—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence use district, the erection of a one story extension to an existing contractors building extending into the residence portion of the premises previously granted by the Board for accessory parking.

PREMISES AFFECTED—11-20 30th Road and 30-55 Vernon Boulevard, southeast corner, Block 505, Lots 14, 21, 24, 25, 26, Long Island City, Borough of Queens.

1506-61-BZ

APPLICANT—Hodges, Reavis, McGrath and Downey for Lillian Robinson and Mary Truscelli, owner; H. C. Bohack Company, Incorporated, lessee.

SUBJECT—Application September 28, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a retail use district the maintenance of three ground signs for use in conjunction with the supermarket on the adjoining lot.

PREMISES AFFECTED—424-450 New Dorp Lane, south

CALENDAR

side, 200 feet east of Hylan Boulevard, Block 3960, Lots 90, 95 and 125, New Dorp, Borough of Richmond.

1732-61-BZ

APPLICANT—Leonard F. Rothkrug and Herbst and Rusciano for Sherman Firsty, owner.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district the construction and maintenance of a parking lot for the parking and storage of non-transient motor vehicles of the pleasure type for a temporary term of five years.

PREMISES AFFECTED—1100 Stratford Avenue, northeast corner of Watson Avenue, Block 3744, Lot 44, Borough of The Bronx.

1883-61-BZ

APPLICANT—John J. Lynch and James J. Lyons Jr. for Kali Company, owner.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Sections 9A and 21 of the Zoning Resolution, to permit in a residence use class 1 height district, the erection of a six story Multiple Dwelling that exceeds the permitted height within 2 miles of a designated airport.

PREMISES AFFECTED—142-24 38th Avenue, south side, 201.41 feet east of Union Street, Block 5020, Lots 17 and 19, Flushing, Borough of Queens.

1902-61-BZ

APPLICANT—Elliot Saltzman for Pauline Goldberg, owner; Goldie's Auto Repair, lessee.

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a business and residence use district, the change of use of a non-storage garage to motor vehicles repair shop (no body work, paint spraying or welding) and parking and storage of motor vehicles awaiting service.

PREMISES AFFECTED—1152 East 92nd Street, west side, 100 feet $\frac{3}{8}$ inches north of Flatlands Avenue, Block 8179, Lot 97, Borough of Brooklyn.

1906-61-BZ

APPLICANT—Leonard F. Rothkrug for John Pergano, owner; Strauss Stores, lessee.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a business use district the addition of minor motor repairs including the installation of tail pipes and mufflers with accessory welding in conjunction with the existing retail sales of auto accessories and parking for a temporary term of ten years.

PREMISES AFFECTED—158-06 Cross Bay Boulevard, southwest corner of 158th Avenue, Block 13991, Lot 7, Rosedale, Borough of Queens.

1930-61-BZ

APPLICANT—Burke and Groh for Hub Bar Building Corporation, owner; A and R. Garage, lessee.

SUBJECT—Application December 14, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in retail and residence use district, the change in use of an existing one story building from garage to retail supermarket, locker room and office.

PREMISES AFFECTED—246-252 West 109th Street, southwest corner of Broadway, Block 1880, Lot 61, Borough of Manhattan.

323-62-BZ

APPLICANT—Charles N. and Selig Whinston for Jewish National Fun.

SUBJECT—Application April 12, 1962—decision of the Borough Superintendent, under Sections 72-21 and 73-64 of the Zoning Resolution, to permit in a R-8 district, the

erection of a four story building that exceeds the permitted lot coverage.

PREMISES AFFECTED—42 East 69th Street, south side, 150 feet west of Park Avenue, Block 1383, Lot 43, Borough of Manhattan.

412-62-BZ

APPLICANT—Herman Horowitz for 1500 Second Avenue Corporation, owner.

SUBJECT—Application May 10, 1962—decision of the Borough Superintendent, under Section 60 (3) Multiple Dwelling Law of the Zoning Resolution, to permit in a C1-9 and C1-5 within R-10 district, in a proposed 17 story Multiple Dwelling, the elimination of the required accessory garage.

PREMISES AFFECTED—301-303 East 78th Street, 1498-1506 Second Avenue, northeast corner, Block 1453, Lots 1, 2, 3, 4, 52, Borough of Manhattan.

788-56-BZ—Vol. I

APPLICANT—Crinnion and Crinnion for Kendor Oldsmobile, Inc., owner.

SUBJECT—Application reopened June 19, 1962 for consideration as to extension of term of variance, expired May 14, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district the maintenance of a parking lot for the sale of used cars.

PREMISES AFFECTED—1931-1945 Bruckner Boulevard, north side, 102 feet east of Virginia Avenue, Block 3787, Lots 52-57 inclusive, Borough of The Bronx.

597-46-BZ

APPLICANT—Nathan Lubroth for Manuel S. Hacker, owner.

SUBJECT—Application reopened June 19, 1962 for consideration as to extension of term of variance, expired January 22, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district a printing shop.

PREMISES AFFECTED—515 Greene Avenue, north side, 200 feet east of Nostrand Avenue, Block 1794, Lot 81, Borough of Brooklyn.

MAX H. FOLEY, *Chairman.*

JULY 17, 1962, 2 P.M.

NOTICE IS HEREBY GIVEN of a public hearing Tuesday afternoon, July 17, 1962 at 2 o'clock at 80 Lafayette Street, 9th floor, New York 13, N. Y., on the following matters:

327-61-A

APPLICANT—Gustave Goldman for David Robbins, owner.

SUBJECT—Application March 21, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—16 Spruce Street, south side, 114 feet 9 inches west of William Street, Block 101, Lot 7, Borough of Manhattan.

1019-21-A—Vol. II

APPLICANT—Lama, Proskauer and Prober for Louis A. Titefsky, owner.

SUBJECT—Application reopened December 5, 1961 as Volume II—Appeal from an order and decision of the Fire Department, re—Sprinkler.

PREMISES AFFECTED—128 East 7th Street, south side, 100 feet west of Avenue A. Block 434, Lot 27, Borough of Manhattan.

1615-61-A

APPLICANT—Lama, Proskauer and Prober for Tiffords Furniture and Appliance Corporation, owner.

SUBJECT—Application October 15, 1961—Appeal from an

CALENDAR

order and decision of the Fire Commissioner, re—Spinkler System.

PREMISES AFFECTED—107 Avenue A, west side, 22 feet 11 inches south of East 7th Street, Block 434, Lot 30, Borough of Manhattan.

1708-61-A

APPLICANT—The American Sugar Refining Company, owner.

SUBJECT—Application November 15, 1961—Appeal from a decision of the Fire Commissioner, re—Smoking in certain areas of factory.

PREMISES AFFECTED—West side of Kent Avenue, 60 feet north of south Third Street and East River, Block 2414, Lot 1, Borough of Brooklyn.

1709-61-A

APPLICANT—The American Sugar Refining Company, owner.

SUBJECT—Application November 15, 1961—Appeal from a decision of the Fire Commissioner, re—Smoking.

PREMISES AFFECTED—316 Kent Avenue, west side, 15 feet south of South Third Street, Block 2427, Lot 1, Borough of Brooklyn.

1710-61-A

APPLICANT—The American Sugar Refining Company, owner.

SUBJECT—Application November 15, 1961—Appeal from a decision of the Fire Commissioner, re—Smoking.

PREMISES AFFECTED—264-270 Kent Avenue west side, 15 feet south of Grand Street, 20 Grand Street, Block 2389, Borough of Brooklyn.

1778-61-A

APPLICANT—Noah N. Sherman for 116 East 91st Street Corp., owner.

SUBJECT—Application December 1, 1961—filed pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 216 of the Multiple Dwelling Law re—proposed cellar apartment.

PREMISES AFFECTED—116 East 91st Street, south side, 190 feet west of Lexington Avenue, Block 1519, Lot 64, Borough of Manhattan.

38-62-A

APPLICANT—Samuel S. Schiffer for 77th Properties Ltd., owner.

SUBJECT—Application January 8, 1962—Filed pursuant to Section 310 of the Multiple Dwelling Law for variation Section 34 and subd. 6 and Section 177 and Section 187 1b of the Multiple Dwelling Law re—cellar apartment.

PREMISES AFFECTED—49 East 78th Street, north side, 125 feet east of Madison Avenue, Block 1393, Lot 26, Borough of Manhattan.

168-62-A

APPLICANT—Albert Melniker for Norman Amusement Company, Incorporated, owner.

SUBJECT—Application February 14, 1962—Appeal from a decision of the Borough Superintendent re—marquee.

PREMISES AFFECTED—120 Victory Boulevard, south side, 275.02 feet east of Fiedler Avenue, Block 569, Lot 97, Tompkinsville, Borough of Richmond.

395-62-A

APPLICANT—Goldwater and Flynn for Metropolitan Holding Corp., owner.

SUBJECT—Application April 27, 1962—Review of decision of the Borough Superintendent on zoning matter.

PREMISES AFFECTED—108-20 to 110-10 Horace Hard-

ing Expressway, southwest corner of Colonial Avenue, Block 2160, Lot 2, Forest Hills, Borough of Queens.

396-62-A

APPLICANT—Goldwater and Flynn for Central Gardens, Unit 1, owner.

SUBJECT—Application April 27, 1962—Review of the decision of the Borough Superintendent on zoning matter.

PREMISES AFFECTED—61-20 Grand Central Parkway, southwest corner of Horace Harding Expressway, Block 2162, Lot 106, Forest Hills, Borough of Queens.

420-62-A

APPLICANT—Leonard F. Rothkrug for New Furniture Mart Association, owner.

SUBJECT—Application May 18, 1962—Appeal from a decision of the Borough Superintendent re—doors and show windows.

PREMISES AFFECTED—207-17 Lexington Avenue, southeast corner of East 33rd Street, Block 888, Lots 57, 58, 59, and 21, Borough of Manhattan.

442-62-A

APPLICANT—James Whitford, Jr. for Seaside Construction Corporation, owner.

SUBJECT—Application May 25, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—181 Muller Avenue, southeast corner of Columbus Place, Block 1471, Lot 17 T., Westerleigh, Borough of Richmond.

443-62-A

APPLICANT—James Whitford, Jr. for Seaside Construction Corporation, owner.

SUBJECT—Application May 25, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—185 Muller Avenue, east side, 47 feet south of Columbus Avenue, Block 1471, Lot 15 T., Westerleigh, Borough of Richmond.

444-62-A

APPLICANT—James Whitford, Jr. for Seaside Construction Corporation, owner.

SUBJECT—Application May 25, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—189 Muller Avenue, east side, 86 feet south of Columbus Avenue, Block 1471, Lot 13 T., Westerleigh, Borough of Richmond.

553-61-A

APPLICANT—Bieve Rich for Audrall Realty Corporation, owner; Fordham Arms Nursing Home, lessee.

SUBJECT—Application April 26, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—2915 Williamsbridge Road, 2910 Matthews Avenue, southeast corner, Block 4551, Lot 9, Borough of The Bronx.

910-53-A—Vol. III

APPLICANT—Mortimer E. Freehof for Congregation Ahavath Achin, owner.

SUBJECT—Application reopened May 22, 1962 as Volume III—Appeal from a decision of the Borough Superintendent, re—Extension of existing building.

PREMISES AFFECTED—151-153 Woodruff Avenue, north side, 145 feet 7½ inches east of Ocean Avenue, Block 5054, Lot 62, Borough of Brooklyn.

MAX H. FOLEY, *Chairman.*

MINUTES

REGULAR MEETING

TUESDAY MORNING, JUNE 19, 1962, 10 A.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

The minutes of the regular meetings of the Board held on Tuesday morning and afternoon June 5, 1962, were approved as printed in the Bulletin of June 14, 1962, Vol. 47, No. 24.

209-30-BZ—Vol. II

APPLICANT—Carl H. Salminen for Malcolm C. Butler, owner; George Thompson, lessee.

SUBJECT—Application reopened February 14, 1962 as Volume II—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a retail use district, at an existing gasoline service station, the rehabilitation of the premises by removing part of the accessory building, installing new pump islands, relocating a curb cut and to continue the use of gasoline service station, office, storage and accessory parking for more than five cars for a temporary term of twenty years.

PREMISES AFFECTED—220-05 Northern Boulevard and 43-33 220th Street, northeast corner, Block 6323, Lot 27, Bayside, Borough of Queens.

APPEARANCES—

For Applicant: Carl H. Salminen.

For Opposition: None.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for decision; applicant to submit revised drawings previously requested by the Board; hearing previously closed.

1228-40-BZ—Vol. III

APPLICANT—Larry Meltzer for Avenue P and East 19th Street Incorporated, owner.

SUBJECT—Application reopened October 24, 1961 as Volume III—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use, E area district, at an existing two story building occupied as stores, sales and showrooms and manufacturing of ladies coats, the erection of a one story extension into the residence portion for an additional store, the proposed extension exceeds the permitted area coverage, encroaches on the required setbacks and has a business sign.

PREMISES AFFECTED—1610-1620 East 19th Street and 1816-1824 Avenue P, southwest corner, Block 6781, Lot 7, Borough of Brooklyn.

APPEARANCES—

For Applicant: Larry Meltzer.

For Opposition: Rev. A. Gavalas and Claire Koonen.

ACTION OF BOARD—Laid over to September 25, 1962, at 10 A.M. at request of applicant.

1786-61-BZ

APPLICANT—Max J. Kleiner and A. Harvey Radden for Brisk Garage, Incorporated, owner.

SUBJECT—Application November 27, 1961—decision of the Borough Superintendent, under Sections 7c and 21 of the Zoning Resolution, to permit in a business and residence use district, the change in use of an existing one story building from public garage to a factory and garage.

PREMISES AFFECTED—92-12 to 92-16 172nd Street, west side, 75.44 feet south of Jamaica Avenue, 170-28 Jamaica Avenue, Block 10212, Lot 11, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Harvey Radden and Max J. Kleinell.

For Opposition: Mildred Lubrano, Lucy Barba, Thelma Mooring, Mrs. Mignardi, Anna Caprioglio, Ruth M. Dowse and Freda Kerr.

ACTION OF BOARD—Laid over to July 10, 1962, at 10

A.M. for continued hearing; applicant to amend application and file a new decision of the Borough Superintendent.

1787-61-A

APPLICANT—Max J. Kleiner and A. Harvey Radden for Brisk Garage Incorporated, owner.

SUBJECT—Application November 27, 1961—Appeal from a decision of the Borough Superintendent re—building area, excessive.

PREMISES AFFECTED—92-12 to 92-16 172nd Street, west side, 75.44 feet south of Jamaica Avenue, 170-28 Jamaica Avenue, Block 10212, Lot 11, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Max J. Kleiner and A. Harvey Radden.

ACTION OF BOARD—Laid over to July 10, 1962, at 10 A.M. for continued hearing in conjunction with Cal. No. 1786-61-BZ.

1806-61-BZ

APPLICANT—Dominick Salvati and Son for Ace Broom Company, Incorporated, owner.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Sections 7e, 19A(j) and 21 of the Zoning Resolution, to permit in a residence use, E-1 area district, the erection of a one story building for the manufacture and storage of brooms with a loading and unloading berth within 25 feet of the intersection of streets, the building exceeds the permitted area coverage and encroaches on the required setbacks.

PREMISES AFFECTED—9501-9503 Avenue J, northeast corner of East 95th Street, Block 8203 Lot 12, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leon Komondorea.

For Opposition: Calogera Stincone, Antoinette Campa-nella, Sylvia Baratta, Fay Guadagno, Saverio Grosso, Sal Vaccaro, Richard Grima, Nancy Shanks, Angela K. Vaccaro, Evelyn De Fillippo, Luisa Peregra, Ish-mael Hill, Lily Guccione, Edmond Mechici, Harry Arm-strong, G. Trippodi, Joseph Esposito, Salvatore E. and Ferdinando Mauro, Martin William Cook, Mrs. A. Camin, Mrs. M. Kraver, Carol Salerno, Mrs. J. Cal-zaretta, Mrs. M. Lemono, A. Dalessandio, M. Abraham and William Rosenbatt.

ACTION OF BOARD—Laid over to July 3, 1962, at 10 A.M. for inspection and decision; hearing closed.

1815-61-BZ

APPLICANT—Joseph Mitchell for Abraham Hirschfeld, owner.

SUBJECT—Application December 7, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a business use district, the erection of a four story and cellar building for use as an open type parking garage.

PREMISES AFFECTED—166-172 West 58th Street, south side, 125 feet east of Seventh Avenue, Block 1010, Lots 57, 58, 58½ and 59, Borough of Manhattan.

APPEARANCES—

For Applicant: Joseph Mitchell.

For Opposition: Eugene Saubermen.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for further consideration and decision; hearing previously closed.

1816-61-A

APPLICANT—Joseph Mitchell for Abraham Hirschfeld, owner.

SUBJECT—Application December 7, 1961—Appeal from a decision of the Borough Superintendent re—opening in rear of building.

PREMISES AFFECTED—166-172 West 58th Street, south side, 125 feet east of Seventh Avenue, Block 1010, Lots 57, 58, 58½ and 59, Borough of Manhattan.

MINUTES

APPEARANCES—

For Applicant: Joseph Mitchell.

ACTION OF BOARD—Laid over to June 26, 1962, at 10 A.M. for further consideration and decision in conjunction with Calendar Number 1815-61-BZ; hearing previously closed.

1829-61-BZ

APPLICANT—Dominick Salvati and Son for Nic Homes Incorporated, owner.

SUBJECT—Application December 6, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a residence use district, the erection of a one story and cellar building for use as an ice cream parlor and doughnut shop with curb cuts to provide accessory parking in the open area.

PREMISES AFFECTED—5105 Kings Highway, southeast corner of East 52nd Street, Block 7969, Lot 304, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leon Komondorea.

For Opposition: Milton Thurm, Samuel Sherkin, Bella Widnow, Rose Magliano, Sara Bard, Bord Schwartz, Vivian Sussman, Rebecca Salisch, Louis Klein, Harry L. Sussman, Adele Salisch, Jacob Freundlich, Max Helichter, Bessie Klein, Abraham Gibel, Miriam Smith, Thelma Weinman, Janette Levine, Robert J. Berman, Etta Shulman, Lillian Scheinblum, Louis A. Di Gangi, Solomon J. Scheinberg, Lillie Beckelman, Elsie Friedman, Gussie Finkel and Hyman A. Friedman.

ACTION OF BOARD—Laid over to July 3, 1962, at 10 A.M. for inspection and decision; hearing closed.

1837-61-BZ

APPLICANT—Morris Rothstein and Son for Milton Arkin, Charles Korman and Charles Rosen, owners.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 9A of the Zoning Resolution, to permit in a class 1 height district, the erection of a six story and cellar multiple dwelling that exceeds the permitted height within two miles of a designated airport.

PREMISES AFFECTED—22-35 Dix Avenue, south side, 114.27 feet east of McBride Street, Block 15661, Lot 41, Far Rockaway, Borough of Queens.

APPEARANCES—

For Applicant: Abraham Rothstein.

For Opposition: None.

ACTION OF BOARD—Laid over to July 3, 1962, at 10 A.M. for inspection and decision; applicant to submit additional drawings; hearing closed.

1838-61-BZ

APPLICANT—Halpern, Shivitz, Scholer and Steingut for New York Life Insurance Company, owner; Longchamps, Incorporated, lessee.

SUBJECT—Application December 11, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a local retail use district, the extension of the uses of an existing restaurant to include cabaret and catering located on the first and second floor of an 19 story and penthouse multiple dwelling.

PREMISES AFFECTED—200-266 East 66th Street, south side, 1111-1127 Third Avenue, 201-257 East 65th Street, 1241-1259 Second Avenue, entire Block, Block 1420, Lot 1, Borough of Manhattan.

APPEARANCES—

For Applicant: David I. Shivitz and Thomas Sapolsky.

For Opposition: Harrold L. Herrick and Joseph V. McMullan.

ACTION OF BOARD—Laid over to July 3, 1962, at 10 A.M. for inspection and decision; applicant to submit revised drawings; hearing closed.

1856-61-BZ

APPLICANT—Jack Brown for Federal Leasing Corporation, owner.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a retail use D-1 area, class 1 height district, a proposed 15 story office building exceeding area coverage and height regulations.

PREMISES AFFECTED—97-77 Queens Boulevard, west side, from 64th Road to 65th Avenue, 64-24 to 64-40 98th Street, Block 2092, Lot 1, Forest Hills, Borough of Queens.

APPEARANCES—

For Applicant: Jack Brown and Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Laid over to July 3, 1962, at 10 A.M. for inspection and decision; hearing closed.

1865-61-BZ

APPLICANT—Albert Melniker for Catherine Costa, owner.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of the premises for accessory patron parking to the proposed retail stores located in the retail district.

PREMISES AFFECTED—290 Midland Avenue, south side, 150 feet east of Hylan Boulevard, 27 Zwicky Avenue, Block 3691, Lot 18, Grant City, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

For Opposition: None.

ACTION OF BOARD—Laid over to July 24, 1962, at 10 A.M. for inspection and continued hearing; applicant to amend application to include adjacent lot under Section 7c, obtain new decision from the Borough Superintendent and send out new twenty day notices.

1866-61-BZ

APPLICANT—Albert Melniker for Ephan Corporation, Incorporated, owner.

SUBJECT—Application December 12, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot accessory to a proposed retail store on the adjoining lot for a temporary term of ten years.

PREMISES AFFECTED—900 Forest Avenue, south side, 103.02 feet west of Elizabeth Street, Block 309, Lot 49, West New Brighton, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker, E. Bodine, and Anne Bodine.

For Opposition: None.

ACTION OF BOARD—Laid over to July 24, 1962, at 10 A.M. for inspection and continued hearing; applicant to amend application to include adjacent lot under Section 7c, obtain new decision from the Borough Superintendent and send out new twenty day notices.

1867-61-A

APPLICANT—Albert Melniker for Ephan Corporation, Incorporated, owner.

SUBJECT—Application December 12, 1961—Filed pursuant to Section 35 of the General City Law re—curb cut in bed of mapped street.

PREMISES AFFECTED—900 Forest Avenue, south side, 103.02 feet west of Elizabeth Street, Block 309, Lot 49, West New Brighton, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

ACTION OF BOARD—Laid over to July 24, 1962, at 10 A.M. for inspection and continued hearing; applicant to amend companion application under Cal. No. 1866-61-BZ.

1879-61-BZ

APPLICANT—Andrew Torregrossa, Jr., for Andrew Torregrossa Holding Corporation, owner.

MINUTES

SUBJECT—Application December 13, 1961—decision of the Borough Superintendent, under Sections 7e and 7A of the Zoning Resolution, to permit in a local retail use district, the maintenance of a parking lot for accessory parking in conjunction with an existing funeral chapel across the street with a curb cut within 75 feet of a residence use district.

PREMISES AFFECTED—7902 13th Avenue, 1272 79th Street, southwest corner, Block 6267, Lot 38, Borough of Brooklyn.

APPEARANCES—

For Applicant: Andrew Torregrossa, Jr., and Andrew Torregrossa, Sr.

For Opposition: Antoinette Mot-Leona and Mario Dandola.

ACTION OF BOARD—Laid over to July 3, 1962, at 10 A.M. for inspection and decision; hearing closed.

425-56-BZ

APPLICANT—Joseph Schafran for B. Crystal and Con, Inc., owner.

SUBJECT—Application reopened May 22, 1962 for consideration as to extension of term of variance, expires June 18, 1962—decision of the Borough Superintendent, previously granted on condition, under Section 7h of the Zoning Resolution, permitting in a residence use district the parking and storage of motor vehicles.

PREMISES AFFECTED—420-424 West 23rd Street, south side, 199 feet 6 inches west of 9th Avenue, Block 720, Lot 57, Borough of Manhattan.

APPEARANCES—

For Applicant: Joseph Schafran.

For Opposition: None.

ACTION OF BOARD—Term of variance extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein..... 4

Negative: Commissioner Fox..... 1

THE RESOLUTION—

WHEREAS, on June 18, 1957, this application was granted by the Board on certain conditions; and

WHEREAS, the applicant requested reopening of this application and consideration under Section 11-411 of the Amended Zoning Resolution as to extension of the term of variance, which expired on June 18, 1962; and

WHEREAS, this application was reopened on May 22, 1962 and set for hearing on June 19, 1962, at 10 A.M., requiring a new decision of the Borough Superintendent, photographs, and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on June 19, 1962, after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated May 7, 1962, acting on Alt. Applic. 672-56, reads:

"C1. Permission to use premises as a parking lot granted by the Board of Standards and Appeals expires June 18, 1962.

C2. Parking lots other than accessory to permitted use, is not allowed as a matter of right under Sections 32-32, 74-31(g)(1), and 74-52 in a C1-5 district."

WHEREAS, the applicant states that the present zoning district designation of the site is C1-5; and that conditions within the affected area remain substantially as they were when the Board last acted on this application.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on June 18, 1957, only as to the term of the variance, so that as amended it shall read:

"granted for a term of five years from the date of this amended resolution, to permit . . .; that other than as herein amended the resolution above cited shall be complied with in all respects; and that a new Certificate of Occupancy shall be obtained."

545-57-BZ

APPLICANT—Leonard F. Rothkrug for Mario Gitto, doing business as Joseph Gitto and Sons, owners.

SUBJECT—Application reopened May 22, 1962 for consideration as to extension of time to complete, expired July 21, 1960—decision of the Borough Superintendent, previously granted on condition, under Sections 7e and 21 of the Zoning Resolution, permitting in a residence use, C area district, the change in occupancy and extension of a one family dwelling and four car garage to wholesale grocery occupying more than the permitted area.

PREMISES AFFECTED—155 Hopkinson Avenue, east side, 25 feet north of Hull Street and 101 Hull Street, north side, 70 feet east of Hopkinson Avenue, Block 1533, Lot 2, Borough of Brooklyn.

APPEARANCES—

For Applicant: Leonard F. Rothkrug.

For Opposition: None.

ACTION OF BOARD—Time extended to complete the work.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein..... 3

Negative: Vice Chairman Kleinert and Commissioner Fox 2

THE RESOLUTION—

WHEREAS, on July 1, 1958 this application was granted by the Board on certain conditions; and

WHEREAS, the Resolution was last amended and time within which to obtain permits and complete the work was extended on July 21, 1959; and

WHEREAS, the applicant requested reopening of this application and consideration for extension of the time within which to obtain permits and complete the work, which expired on July 21, 1960; and

WHEREAS, this application was reopened on May 22, 1962 and set for hearing on June 19, 1962 at 10 A.M., requiring a new decision of the Borough Superintendent and two publications in the Bulletin; and

WHEREAS, a public hearing was held on this application on June 19, 1962 after due notice by publication in the Bulletin; and

WHEREAS, the decision of the Borough Superintendent, dated May 1, 1962 acting on amendment to Alt. Applic. No. 4613-55, reads:

"1. The above application has expired and is contrary to the resolution approved by the B.S.A. under Cal. 545-57-BZ dated Dec. 22, 1959, Bul. 52, Vol. XLIV".

and

WHEREAS, the applicant states that the present zoning district designation of the site is R-6; that conditions within the affected area remain substantially as they were when the Board last acted on this application, except that this owner has purchased three of the adjoining properties; that plans have been approved and a contract signed with a building contractor to do the work; that the contractor attempted to file for his permit where he was advised that time had expired.

Resolved, that the Board of Standards and Appeals does hereby amend the resolution adopted on July 1, 1958, as amended through July 21, 1959, only as to the time to obtain permits and complete the work, so that as amended this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this amended resolution; and that a Certificate of Occupancy shall be obtained."

889-60-BZ—Vol. II

APPLICANT—Irving P. Marks for Angelinea Cassarino, owner.

SUBJECT—Application reopened February 6, 1962 as Volume II—decision of the Borough Superintendent, under Section 7a of the Zoning Resolution, to permit in a residence use district, in an existing three story building with a restaurant on the first floor the erection of a one story extension and the rearrangement to provide catering with parking in the open area the upper floors to be unoccupied.

PREMISES AFFECTED—8850-8860 17th Avenue, north side, 115.30 feet west of Cropsey Avenue, Block 6461, Lot

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42, Borough of Brooklyn.

APPEARANCES—

For Applicant: Irving P. Marks and Sal Cassarino.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and Com-
missioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on June 5, 1962 after due notice by publication in the Bulletin; laid over to June 19, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated December 4, 1961 acting on Alt. Applic. No. 2749-60, reads:

"5. In a residence use district, the proposed extension of the existing frame building in class III construction including the structural changes in the building and the extension of the restaurant use and the use of the premises for catering is contrary to Article II, Sec. 3 of the Zoning Resolution, and the terms of the Resolution of the Board of Standards and Appeals under Cal. #889-60-BZ adopted May 16, Bull. 21, Vol. XLVI."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision a of the Zoning Resolution.

Resolved, that the decision of the Borough Superintendent, dated December 4, 1961, acting on Alt. Applic. 2749-60, Objection No. 5, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1463-61-BZ

APPLICANT—Albert Melniker for John Harmon, owner.

SUBJECT—Application September 22, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a residence use district the maintenance of an accessory parking lot to an existing funeral home on the adjoining lot located partly in a retail use district.

PREMISES AFFECTED—500 Davis Avenue, west side, 158.25 feet north of Forest Avenue, 149 Regan Avenue, Block 156, Lot 38, West New Brighton, Borough of Richmond.

APPEARANCES—

For Applicant: Albert Melniker.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on February 6, 1962, after due notice by publication in the Bulletin; laid over without date for inspection and decision if the new Zoning Resolution is amended to permit the Board to act; then set for April 10, 1962 for decision; hearing closed; then to May 15, 1962 at request of the applicant for filing of revised application under a different section of the Zoning Resolution; applicant to file new decision of the Borough Superintendent and to send out new twenty day notices to affected owners; then to June 19, 1962; and

WHEREAS, the decision of the Borough Superintendent, dated April 24, 1962, acting on Alt. Applic. 266-61, reads:

"1. Erection and maintenance of parking lot accessory to funeral home in a Residence district is contrary to Article II Par. 3 Subdivision (9) of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board and the Committee has recommended granting under certain conditions; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c of the Zoning Resolution, to permit in retail and residence use district, the maintenance of a parking lot as accessory to an existing adjoining funeral home, *on condition* that the work shall conform to drawings filed with this application dated May 11, 1962, 4 sheets; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1733-61-BZ

APPLICANT—Arnold Haber for Paul Greem, owner;
Fashion Management Corp., lessee.

SUBJECT—Application November 21, 1961—decision of the Borough Superintendent, under Section 7e of the Zoning Resolution, to permit in a restricted retail use district in an existing 11 story building occupied as store, offices and factory, the change in use of the first floor from retail store to motion picture theatre.

PREMISES AFFECTED—6-8 West 57th Street, south side, 162.6 feet west of Fifth Avenue, Block 1272, Lot 45, Borough of Manhattan.

APPEARANCES—

For Applicant: Benjamin F. Nolan and A. Walter Socolow.

For Opposition: Albert Felix.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Commissioner Fox, Commissioner Becker
and Commissioner Klein 3

Negative: Chairman Foley and Vice Chairman Kleinert 2

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 1, 1962, after due notice by publication in the Bulletin; laid over to May 15, 1962 at request of an objector; laid over to May 29, 1962 for inspection and decision; applicant to submit revised drawing; hearing closed; then to June 12, 1962; applicant to submit revised drawings, detailed elevation and longitudinal section; then to June 19, 1962 for further consideration; and

WHEREAS, the decision of the Borough Superintendent, dated November 13, 1961, acting on Alt. Applic. 1962-61, reads:

"1.—Proposed theatre within a restricted retail district contrary to Article II P 4-B(c)."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7e, to permit for a term of twenty years, in a restricted retail use district, in an existing 11 story building occupied as store, office and factory, the change in use of the first floor, from retail store, to motion picture theatre, *on condition* that the work shall conform to drawings filed with this application dated November 21, 1961, 5 sheets, March 9, 1962, 1 sheet, June 7, 1962, 1 sheet revised and June 7, 1962, 4 sheets additional; and on *further condition* that there shall be no signs except as shown on the elevation prospective marked June 7, 1962; that the bulletin space shown above

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the entrance on the elevation drawing shall be omitted; that all laws, rules and regulations applicable shall be complied with; that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1740-61-BZ

APPLICANT—E. Richard Crino for Nicholas Vetoulis, owner.

SUBJECT—Application November 27, 1961—decision of the Borough Superintendent, under Section 7c of the Zoning Resolution, to permit in a business and residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles.

PREMISES AFFECTED—3322 Decatur Avenue, east side, 245 feet north of East 209th Street, Block 3355, Lot 90, Borough of The Bronx.

APPEARANCES—

For Applicant: E. Richard Crino, Chris Vetoulis and Nicholas Vetoulis.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on June 5, 1962 after due notice by publication in the Bulletin; laid over to June 19, 1962 for inspection and decision; applicant to submit additional drawings; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated October 7, 1961 acting on Alt. Applic. No. 694-61, reads:

"1. Disapproved. Proposal to use tract of land partly on a Residential use district and partly on a business use district for the parking of more than 5 motor vehicles and not as a permitted accessory use, is contrary to Article II, Sections 3 and 4 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision c of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 7c, for a term of ten years, to permit in a business and residence use district, the maintenance of a parking lot for the parking and storage of more than five motor vehicles *on condition* that the work shall conform to drawings filed with this application dated November 27, 1961, 1 sheet and June 7, 1962, 2 sheets revised; *on further condition* that the wall shown on the top of the hill on Park Side Place shall be constructed to the satisfaction of the Borough Superintendent; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1780-61-BZ

APPLICANT—Lama, Proskauer and Prober for North Queens Realty Company Incorporated, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Sections 7a, 7e and 21 of the Zoning Resolution, to permit in a residence use D area, a one story extension to a frame building, exceeding area coverage for use as a real estate office in a residence D area district.

PREMISES AFFECTED—46-98 192nd Street, 46-98 Hollis Court Boulevard, southwest corner, Block 5603, Lot 27, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative: Vice Chairman Kleinert and Commissioner Fox 2

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 22, 1962 after due notice by publication in the Bulletin; laid over to June 5, 1962 for inspection and decision; hearing closed; then to June 19, 1962 for decision; applicant to submit revised drawings; and

WHEREAS, the decision of the Borough Superintendent, dated November 28, 1961 acting on Alt. Applic. No. 2536-61, reads:

"1. The proposed alteration and one story extension of an existing Real Estate office and the extension of use to include an additional office, in a lot located in a Residence Use district is contrary to Art. II Sect. 3 of the Zoning Resolution.

2. The proposed one story extension exceeds the allowable area coverage in a "D" area district and is contrary to Art. IV Sect. 14 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivisions a and e of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7a, 7e and 21, for a term of ten years, to permit in a residence use, D area district, a one story extension to a frame building exceeding area coverage, for use as a real estate office, *on condition* that the building shall conform to drawings filed with this application dated December 4, 1961, 3 sheets and June 8, 1962, 1 sheet revised; that the overhang of the roof where the building is to be cut back shall be cut back to conform to the new wall lines; that the entire front of the building shall be painted to match the color of the masonry of the adjacent buildings; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1781-61-A

APPLICANT—Lama, Proskauer and Prober for North Queens Realty Co., owner.

SUBJECT—Application December 4, 1961—Appeal from a decision of the Borough Superintendent re—Class 3 frame building ext.

PREMISES AFFECTED—46-98 192nd Street, 46-98 Hollis Court Blvd., southwest corner, Block 5603, Lot 27, Flushing, Borough of Queens.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Commissioner Becker and Commissioner Klein 3

Negative: Vice Chairman Kleinert and Commissioner Fox 2

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated November 28, 1961 on Alt. Applic. 2536-61, reads:

"3. The Proposed one story class-3 extension to an

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existing frame building to be used for business purposes is contrary to Sect. 4.1.3, subdiv. 5(a) of the Bldg. Code."

and
WHEREAS, the applicant states that the building is 18 feet by 29 feet 4 inches in area, 1 story, 10 feet high, of class 4 construction, located in residence use, D area and class 1 height district, built in 1916, now used and occupied since 1916: 1st floor—real estate office, 2 persons, substantially in accordance with Certificate of Occupancy #78880, issued January 15, 1952 against Alt. Applic. 2169-51; that the proposed use and occupancy will be the same; and

WHEREAS, the applicant states that the present Class III extension having a frontage of 12 feet 6 inches and a depth of 18 feet is constructed of 8 inch masonry walls; that the frame partition separating the Class III construction and the Class IV construction will be covered with Fire Code 60 having a one hour fire rating; that the present office use of real estate office is of a non-hazardous nature; and

WHEREAS, the premises was inspected by a committee of the Board; and

Resolved, that the decision of the Borough Superintendent, dated November 28, 1961, acting on Alt. Applic. 2536-61, Objection No. 3, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that all of the requirements of the resolution adopted this day under Calendar Number 1780-61-BZ shall be complied with; and that a Certificate of Occupancy shall be obtained.

1785-61-BZ

APPLICANT—Abraham Farber for William J. Burke Sons Company, Incorporated, owner.

SUBJECT—Application December 4, 1961—decision of the Borough Superintendent, under Section 21 of the Zoning Resolution, to permit in a residence use district, the use of existing curb cuts and change of use of building from garage to office and storage of steel wire and cargo handling blocks for ships.

PREMISES AFFECTED—327-329 Fourth Street, north side, 137 feet 10½ inches east of 5th Avenue, Block 982, Lot 68, Borough of Brooklyn.

APPEARANCES—

For Applicant: Abraham Farber and E. T. Burke.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on June 5, 1962 after due notice by publication in the Bulletin; laid over to June 19, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 22, 1961 acting on Alt. Applic. No. 3551-61, reads:

"1. Proposed change in use from a "garage" to "warehouse & shop steel wire, and cargo handling blocks for ships, office and storage" in a residence use district is contrary to Art. II Sec. 3 of the Zoning Resolution.

2. Existing curb cut to be used for loading and unloading in a residence use district is contrary to Art. II Sec. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution, and is therefore entitled to relief as to area on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the area district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 21, to

permit in a residence use district, for a term of twenty years, the use of existing curb cuts and change of use of building from garage, to office and storage of steel wire and cargo handling blocks for ships, *on condition* that the work shall conform to drawings filed with this application dated December 4, 1961, 7 sheets; that all loading and unloading shall be done within the building; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

1794-61-BZ

APPLICANT—Harry Soled for Sam Tanowsky, owner; Terry Douglas and Barney Harper, lessee.

SUBJECT—Application December 5, 1961—decision of the Borough Superintendent, under Sections 7a and 21 of the Zoning Resolution, to permit in a business and residence use D and E area district, the extension of building exceeding allowable area coverage for use as an automobile service station including body and fender work, painting and spraying and use of acetylene torch for minor welding.

PREMISES AFFECTED—109-42 Sutphin Boulevard, southwest corner of Glassboro Avenue, Block 11950, Lot 388, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Harry Soled.

For Opposition: None.

ACTION OF BOARD—Application denied.

THE VOTE TO GRANT—

Affirmative 0

Negative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on May 29, 1962 after due notice by publication in the Bulletin; laid over to June 5, 1962 for continued hearing at the request of the objector; applicant to submit statement; then to June 19, 1962 for inspection and decision; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated December 4, 1961 acting on Alt. Applic. No. 2664-60, reads:

"1. The rehabilitation and extension of an existing gasoline service station on a premises located partly in a business use district and partly in a residence use district, to be occupied as an automobile service station, including body & fender work, painting & spraying, use of acetylene torch for minor welding is contrary to Art. II Sec. 4 S.D. 46 and Art. II Sec. 3a of the Zoning Resolution.

2. The proposed construction of extension to the existing building, exceeds the allowable area partly in a D area district, is contrary to Art. IV, Sec. 14 and partly in an E area Dist., is contrary to Art. IV Sec. 15 of the Zone Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that there was no justification for the exercise of discretion to grant a zoning variance under Section 7, Subdivision a of the Zoning Resolution; and

WHEREAS, the Board found that the applicant failed to substantiate a basis to warrant exercise of discretion to grant under Section 21 of the Zoning Resolution and was therefore not entitled to relief on the grounds of practical difficulty or unnecessary hardship.

Resolved, that the decision of the Borough Superintendent, dated December 4, 1961, acting on Alt. Applic. 2664-60, Objection Nos. 1 and 2, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

1830-61-BZ

APPLICANT—Burke and Groh for Fountain Realty Corporation, owner.

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SUBJECT—Application December 5, 1961—decision of the Borough Superintendent, under Sections 7e and 21 of the Zoning Resolution, to permit in a residence use district, the erection of a two story and cellar building for use as stores and storage with offices on the second floor.
PREMISES AFFECTED—247-10 South Conduit Avenue, southeast corner of 247th Street, Block 13621, Lots 13 and 18, Springfield Gardens, Borough of Queens.

APPEARANCES—

For Applicant: Robert T. Groh.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.
THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on June 5, 1962 after due notice by publication in the Bulletin; laid over to June 19, 1962 for inspection and decision; applicant to file additional drawings; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated November 14, 1961 acting on N.B. Applic. No. 543-61, reads:

"1. Proposed erection of an office building and stores and accessory parking of more than 3 motor vehicles in a Resident use district is contrary to Art. II Sec. 3 of the Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 7, Subdivision e of the Zoning Resolution, as to use, and that the applicant had substantiated a basis to warrant exercise of discretion to grant under Section 21, and is therefore entitled to relief, as to area, on the grounds of practical difficulty and unnecessary hardship.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use and area district regulation of the Zoning Resolution and that the application be and it hereby is *granted* under Sections 7e and 21, for a term of 25 years, to permit in a residence use district, the erection of a two story and cellar building for use as stores and accessory storage, with offices on the second floor, *on condition* that the work shall conform to drawings filed with this application dated December 5, 1961, 1 sheet, June 11, 1962, 2 sheets revised and June 15, 1962, 3 sheets revised; *on further condition* that a split sapling fence shall be constructed on the south and west lot lines and a woven wire fence on the east lot line; that signs shall be limited to those permitted in a restricted retail district except that there may be lettering on the windows of the second floor offices; that there shall be no windows in the rear wall of the building except the second floor windows and the windows for the first floor toilet; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within the requirements of Section 22A of the Zoning Resolution.

344-62-BZ

APPLICANT—H. M. Cole for Teachers College Columbia University, Incorporated, owner.

SUBJECT—Application April 13, 1962—decision of the Borough Superintendent, under Sections 73-121 and 73-122 of the Zoning Resolution, to permit in a R1-2 district, the conversion of a private dwelling to a college building.

PREMISES AFFECTED—4675 Hadley Avenue, southwest corner of West 247th Street, Block 3418, Lot 411, Borough of the Bronx.

APPEARANCES—

For Applicant: H. M. Cole, R. L. Reed and R. F. Tonigan.

For Opposition: None.

ACTION OF BOARD—Application granted on condition.
THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, a public hearing was held on this application on June 5, 1962 after due notice by publication in the Bulletin; laid over to June 19, 1962 for inspection and decision; applicant to submit additional drawing and information; hearing closed; and

WHEREAS, the decision of the Borough Superintendent, dated April 10, 1962 acting on Alt. Applic. No. 829-61, reads:

"AO2. Proposed change of use from a one family dwelling to a Class B converted Dwelling (College Dormitory) in an R1-2 district is contrary to Article II, Chapter 2, Sec. 22-13 and Chapter 3, Sec. 23-224 of the Comprehensively Amended Zoning Resolution."

and

WHEREAS, the premises and surrounding area were inspected by a committee of the Board; and

WHEREAS, the Board has made the necessary findings under Section 73-121 and Section 73-122 of the Zoning Resolution; and

WHEREAS, the Board found that this was an appropriate case in which to exercise discretion to grant under Section 73-121 and Section 73-122 of the Zoning Resolution.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the application of the use district regulations of the Zoning Resolution and that the application be and it hereby is *granted* under Section 73-121 and Section 73-122, to permit in an R1-2 district, the conversion of a private dwelling, to a college building, *on condition* that the work shall conform to drawings filed with this application dated April 13, 1962, 13 sheets and June 13, 1962, 2 sheets additional; and *on the further condition* that a 25 foot wide paved drive shall be constructed in the bed of Hadley Avenue from the parking lot to West 247th Street; that all laws, rules and regulations applicable shall be complied with; and that permit shall be obtained, work completed and a Certificate of Occupancy obtained within one year from the date of this resolution.

345-62-A

APPLICANT—H. M. Cole for Teachers College Columbia University, Incorporated, owner.

SUBJECT—Application April 13, 1962—Appeal from decision of the Borough Superintendent, re—Class 3 building, egress, stair construction.

PREMISES AFFECTED—4675 Hadley Avenue, west side, southwest corner of 247th Street, Block 3418, Lot 411, Borough of The Bronx.

APPEARANCES—

For Applicant: H. M. Cole, R. L. Reed and R. F. Tonigan.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated April 10, 1962 on Alt. Applic. 829-61, reads:

"C1—Proposed change of use from a private dwelling to a Public building more than 2 stories high of class 3 construction is contrary to the Bldg. Code (4.2.1.).

C2—Means of egress as indicated on plans is contrary to the Bldg. Code—provide 2 remote means of egress from each floor as per sects. (6.1.2.2.2) (6.1.2.2.3) (6.1.2.4).

C3—Stair construction should be as per Bldg Code sects. (6.2.1) (6.4.1.7.1) (6.4.1.8.1.a) (6.4.1.11).

C4—All openings in cellar partitions are to be

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F.P.S.C. 1½ hrs. as per c 26-664.0."

and

WHEREAS, the applicant states that the building is 100 feet by 60 feet in area, 3 stories, 35 feet high, of class 3 construction, located in R1-2 district, built, unknown, now used and occupied since, unknown: cellar—boiler room, laundry and nursery; 1st, 2nd and 3rd floors—one family, substantially in accordance with Certificate of Occupancy 10984 issued August 6, 1952 against Alt. Applic. 275-52; that the proposed use and occupancy will be: cellar—boiler room, students' lounge and work space, 10 persons; 1st floor—dining room, kitchen, administrative office and service rooms, 40 persons; 2nd floor—seminar rooms and students bedrooms, 20 persons; 3rd floor—student bedrooms, 10 persons; and

WHEREAS, the applicant states that the "PUBLIC BUILDING" use does not extend above the 2nd floor; that the 1st floor contains seminar rooms, student dining and kitchen facilities and an administrative office; that the 2nd floor contains 4 seminar rooms and 4 students dormitory rooms; that the 3rd floor contains 5 student bedrooms only; that in addition to the existing interior stair, a new 3 foot 8 inch wide exterior iron stair will be provided from 3rd floor to grade, with protection from the weather; that illuminated exit signs and fireproof doors will be provided at each exit opening to the exterior stair, and fireproof windows with wire glass on the course of the exterior stair; that all present hardwood doors opening on public hall will be made self closing; that in addition, a one-source wet-pipe sprinkler system will be installed throughout all rooms, public halls and stairs of the building; that it is proposed to make all existing hardwood doors in cellar self-closing, provide new iron stair from cellar to 1st floor, enclosed in gypsum block and fireproof self-closing door in cellar; and to fire retard the entire cellar ceiling with materials having a fire rating of one hour; and to provide a sprinkler system throughout the building, including the cellar; that the use and occupancy is not a hazardous nature, and will not be detrimental to the public health and safety; and

WHEREAS, the premises was inspected by a committee of the Board; and

Resolved, that the decision of the Borough Superintendent, dated April 10, 1962, acting on Alt. Applic. 829-61, Objection Nos. C1, C2, C3 and C4, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that all of the requirements of the resolution adopted by the Board this day under Calendar Number 344-62-BZ shall be complied with; and that a one-source sprinkler system with a central office connection shall be installed throughout the building.

Adjourned 2:30 P.M.

James P. Mulroy, Secretary.

REGULAR MEETING

TUESDAY AFTERNOON, JUNE 19, 1962, 2 P.M.

Present: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein.

852-61-SA

APPLICANT—Bill Glover, Incorporated, owner.

APPEARANCES—

For Applicant: Edward G. Streiff.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE OF JUNE 12, 1962—

Affirmative: Chairman Foley and Commissioner Klein. 2

Negative: Vice Chairman Kleinert and Commissioner

Fox 2

Absent: Commissioner Becker 1

THE VOTE OF JUNE 19, 1962—

Affirmative: Commissioner Becker 1

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

852-61-SA—Amendment to resolution as to additional trade name.

Bill Glover Inc., Kansas City, Missouri, requested that the resolution adopted March 20, 1962, under Calendar Number 852-61-SA be reopened and amended so as to include an additional trade name.

USE: Coin operated dry cleaning equipment.

DESCRIPTION: There has been no change in the construction of the equipment.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted March 20, 1962, under Calendar Number 852-61-SA be reopened and amended so as to permit the approved Glover Dry Cleaning Unit Model CD to be marketed by the Hoffman International Corp., under the trade name of Hoffman on condition that the requirements of the resolution adopted March 20, 1962, under Calendar Number 852-61-SA be complied with.

(Sgd.) WILLIAM A. NOLAN,

Director,

JOHN A. DARTS,

Asst. Engr.,

GEORGE F. SKLENARIK,

Asst. Engr.,

Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

1943-61-SA

APPLICANT—Detrex Chemical Industries, Incorporated, owner.

APPEARANCES—

For Applicant: J. Panepinto and L. W. Baff.

ACTION OF BOARD—Application reopened and resolution amended in accordance with the report and recommendation of the Committee on Test.

THE VOTE OF JUNE 12, 1962—

Affirmative: Chairman Foley and Commissioner Klein. 2

Negative: Vice Chairman Kleinert and Commissioner

Fox 2

Absent: Commissioner Becker 1

THE VOTE OF JUNE 19, 1962—

Affirmative: Commissioner Becker 1

Negative: 0

THE RESOLUTION—

WHEREAS, the report of a Committee on Test reads:

1943-61-SA—Amendment to resolution as to additional model of Detrex Coin-Operated Drycleaning Machine.

Detrex Chemical Industries, Inc., requested that the resolution adopted March 13, 1962, under Calendar Number 1943-61-SA be reopened and amended so as to include an additional model of Detrex Coin-Operated Drycleaning Machine Model C.0.6.

USE: Coin operated dry cleaning machine using perchlorethylene as the solvent.

DESCRIPTION: The requested model is basically the same as the presently approved equipment, the difference being in the basket size, the presently approved basket being 26 inches in diameter by 14 inches deep having a cubic capacity of 4.35 cubic feet, the requested model is 26 inches in diameter by 11 inches effective depth and having a calculated volume of 3.5 cubic feet.

RECOMMENDATION: The Committee on Test recommends that the resolution adopted March 13, 1962 under Calendar Number 1943-61-SA be reopened and amended so as to include the Detrex Coin-Operated Drycleaning Machine Model C.0.6 on condition that the requirements of the resolution adopted March 13, 1962, under Calendar Number 1943-61-SA be complied with, except that this model shall bear a label showing the dry load capacity of 9.8 pounds.

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(Sgd.) WILLIAM A. NOLAN,
Director,
JOHN A. DARTS,
Asst. Engr.,
GEORGE F. SKLENARIK,
Asst. Engr.,
Committee on Test.

Resolved, that the Board of Standards and Appeals does hereby *amend* the above cited resolution in accordance with the above report.

877-61-SM

APPLICANT—Air Wall, Incorporated, owner.

SUBJECT—Air Wall, approval of.

APPEARANCES—

For Applicant: John A. Wirth.

ACTION OF BOARD—Laid over for inspection and decision; date to be set.

1624-61-SA

APPLICANT—L. J. Wing Manufacturing Company, Div. Aero-Flow Dynamics, Incorporated, owner.

SUBJECT—Wing Gas-Fired Fresh Air Supply Heaters, approval of.

APPEARANCES—

For Applicant: T. R. Harden.

ACTION OF BOARD—Laid over to June 26, 1962 for further study, and for completion of vote.

187-61-A

APPLICANT—Joseph B. Cooper and Sons Incorporated, lessee for 180 Varick Street Corporation, owner.

SUBJECT—Application February 16, 1961—Appeal from an order of the Fire Commissioner re—exit doors.

PREMISES AFFECTED—180 Varick Street, east side, from King Street to Charlton Street, Block 519, Lots 10, 67, 68 and 70, Borough of Manhattan.

APPEARANCES—

For Applicant; Irving Cooper.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated October 20, 1960 and February 9, 1961 on Violation Order No. A 393545, reads:

"1. Maintain exit doors openable from both sides—during working hours.
Sec. 272 Labor Law."

and

WHEREAS, the applicant states that the building is 201 feet by 100 feet in area, 17 stories, 200 feet high, of class 1 construction, located in manufacturing use, B area and class 1½ height district, built in 1930, now used and occupied since 1930: (pertaining to the 8th floor only) 8th floor—northerly half, factory and executive offices (metal products), 35 persons; that the proposed use and occupancy will be the same; and

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions.

Resolved, that the Board of Standards and Appeals does hereby *make a variation* in the requirements of the Labor Law, as cited in the order of the Fire Commissioner, dated October 20, 1960 and February 9, 1961, in Violation Order

#393545, Objection No. 1, and that the appeal be and it hereby is *granted, on condition* that the premises shall conform to drawings filed with this appeal dated January 16, 1962, one sheet; and on further condition that all egress doors shall be openable from the inside by the normal means of turning a knob by the person who desires egress and without the use of any buzzer.

278-61-A

APPLICANT—Samuel Rosenblum for 106-108 Fulton Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—94 Fulton Street, south side, 100 feet 7 inches east of William Street, Block 77, Lot 21, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated February 15, 1961 on Violation Order No. 491208, reads:

"1. Provide an approved automatic sprinkler system throughout building. Chapter 19-161.0 Administrative Code."

and

WHEREAS, the applicant states that the building is 25 feet by 80 feet 3 inches in area, 6 stories, 68 feet 5 inches high, of class 3 construction, located in unrestricted use, B area and class 2 height district, built in 1893, now used and occupied since 1913: cellar—boiler room and storage, 1 person; 1st floor—clothing store, 2 persons; 2nd floor—typewriter repair, 3 persons; 3rd floor—stock room and office supplies, 3 persons; 4th floor—offices, 10 persons; 5th floor—stamp making, 3 persons; 6th floor—vacant at present, without a certificate of occupancy; that the proposed use and occupancy will be the same; and

WHEREAS, the premises was inspected by a committee of the Board and the Committee recommended granting under certain conditions.

Resolved, that the order of the Fire Commissioner, dated February 15, 1961, acting on violation Order #491208, Objection No. 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform to drawings filed with this appeal dated March 7, 1961, one sheet; and on further condition that there shall be no occupancy in the building which would require a Fire Department permit for storage of inflammable liquids or inflammable mixtures in the building; that a non-automatic dry sprinkler system shall be installed in the cellar only, with a siamese connection to the street; and that all laws, rules and regulations applicable shall be complied with.

279-61-A

APPLICANT—Herzog and Schecter for 20 John Street Corporation, owner.

SUBJECT—Application March 7, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—20 John Street, south side, 215 feet east of Broadway, Block 65, Lot 22, Borough of Manhattan.

APPEARANCES—

For Applicant: Elias K. Herzog.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal granted on condition.

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THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, the order of the Fire Commissioner, dated January 24, 1961 and February 24, 1961 on Violation Order Number 487539, reads:

"1. Provide an approved automatic sprinkler system throughout the building.

Chapter 19-161.0 Administrative Code."

and

WHEREAS, the applicant states that the building is 25 feet by 60 feet in area, 4 stories, 60 feet high, of class 3 construction, located in unrestricted use, B area and class 2½ height district, built about 1910, now used and occupied since 1910; sub-cellar—vacant; cellar—storage for dress shop; 1st floor—2 stores, (dress shop and luncheonette), 8 persons for the dress shop; 2nd floor—vacant; 3rd floor—storage of files; 4th floor—vacant, without a certificate of occupancy; that the proposed use and occupancy will be the same; and

WHEREAS, the premises was inspected by a committee of the Board, which recommended granting on certain conditions.

Resolved, that the order of the Fire Commissioner, dated January 24, 1961 and February 24, 1961, acting on Violation Order Number 487539, Objection Number 1, be and it hereby is *modified* and that the appeal be and it hereby is *granted on condition* that the building shall conform with drawings filed with this appeal dated March 7, 1961, 3 sheets; that the present non-automatic sprinkler system in the sub-cellar shall be extended to the cellar with a siamese connection to the street line; and that all other laws, rules and regulations applicable shall be complied with.

851-61-A

APPLICANT—Max Siegel Associates for Jad Realty Corporation, owner; Kliegman Brothers, Incorporated, lessee.

SUBJECT—Application June 7, 1961—Appeal from an order and a decision of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—76-01 77th Avenue, 77-11 to 77-15 76th Street, northeast corner, Block 3803, Lots 91 and 92, Glendale, Borough of Queens.

APPEARANCES—

For Applicant: Max Siegel and I. A. Shulimson.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Appeal denied.

THE VOTE TO GRANT—

Affirmative: 0

Negative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5

THE RESOLUTION—

WHEREAS, the order and the decision of the Fire Commissioner, dated May 15, 1961 on Order Number 2340-1, reads:

"1. Install an approved wet automatic sprinkler system throughout building having at least one source of water supply arranged and equipped as per Article 16, Chapter 26, Administrative Code as provided in Chapter 19-161.0, Administrative Code."

and

WHEREAS, the premises and surrounding area were inspected by a Committee of the Board and the Committee reported that after inspecting the occupancy of the building and its storage conditions it could not recommend granting the application.

Resolved, that the decision of the Fire Commissioner, dated May 15, 1961, acting on Order Number 2340-1, Objection Number 1, be and it hereby is *affirmed* and that the application be and it hereby is *denied*.

336-62-A

APPLICANT—Max Siegel Associates for Ames Realty Corp., owner.

SUBJECT—Application April 12, 1962, re—review of Decision of the Borough Superintendent on zoning matter.

PREMISES AFFECTED—87-45 166th Street, northeast corner of Hillside Avenue, Block 9838, Lot 62, Jamaica, Borough of Queens.

APPEARANCES—

For Applicant: Max Siegel.

For Administration: Paul M. Pugliese, Dept. of Buildings.

ACTION OF BOARD—Appeal granted on condition.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and Com-
missioner Klein 5

Negative: 0

THE RESOLUTION—

WHEREAS, the decision of the Borough Superintendent, dated March 29, 1962 on N.B. Applic. 7559-61, reads:

"1M—As revised typical floor plan filed on Jan. 30th, 1962 increasing the height of proposed multiple dwelling from 6 stories to 13 stories and changing classification from a non fireproof to a fireproof building is a major revision constituting a new application, revised plans and application must comply with amended zoning resolution as approved by the Board of Estimate effective 12-15-61, Art. I, Chapter 1, Sec. 11-31 amended Zoning res. and dept. memo of 10-4-61."

and

WHEREAS, the applicant states that the building will be 85 feet by 167 feet 9 inches in area, 13 stories, 116 feet 11 inches high, of class 1 construction, located in C2-2 in R5 use; that the proposed use and occupancy will be: cellar—building utilities and accessory uses; 1st floor—offices and stores; 2nd floor—offices, 3rd to 13th floors—apartments; and

WHEREAS, the applicant states that prior to December 15, 1961 complete plans and specifications were filed with the Department of Buildings under N.B. Applic. 7559-61 for the erection of a 6 story and cellar Class A Multiple Dwelling, non-fireproof building with commercial uses on part of the cellar and 1st floor, all in full accordance with the 1916 Zoning Resolution in force at the time of filing; that under

WHEREAS, the premises were inspected by a committee of the Board, which recommended that the appeal be granted under certain conditions; and

WHEREAS, in the opinion of the Board Section 11-31(b) of the 1961 Zoning Resolution permits modifications relating to zoning to be made on plans filed prior to December 15, 1961, after said date.

Resolved, that the decision of the Borough Superintendent, acting on N.B. Applic. 7559-61, Objection Number 1M, be and it hereby is *modified* and that the appeal be and it hereby is *granted, on condition* that the modified plans shall comply in all respects with the 1916 Zoning Resolution and the Multiple Dwelling Law existing prior to November 16, 1961; that all other laws, rules and regulations applicable thereto shall be complied with; and that the modified plans comply with or do not increase the degree of non-compliance over that existing on the prior filed plans by every criteria of bulk control under the 1961 Zoning Resolution, as determined by the Borough Superintendent.

766-61-A

APPLICANT—James Whitford Jr. for Hickory Hill Building Corp., owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent; re—building not facing legal street—previously granted on condition.

PREMISES AFFECTED—949 Annadale Road, southwest corner of Hill Street, Block 6245, Lot 136, Annadale,

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Borough of Richmond.
APPEARANCES—

For Applicant: Harold Nachison.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on September 26, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on September 26, 1961, only insofar as it refers to the street paving, sidewalk and curbing so that as *amended* this portion of the resolution shall read:

"that the paving, sidewalk and curbing shown on the drawings shall be constructed in accordance with the standards of construction of the Borough President's Office; that a Certificate of Occupancy shall be obtained and the wording of this resolution shall appear on the face of the Certificate of Occupancy." (N.B. 379/61)

767-61-A

APPLICANT—James Whitford Jr. for Hickory Hill Building Corp., owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent; re—building not facing legal street—previously granted on condition.

PREMISES AFFECTED—18 Hillis Street, west side, 141.-40 feet south of Annadale Road, Block 6245, Lot 143 (tentative) Annadale, Borough of Richmond.

APPEARANCES—

For Applicant: Harold Nachison.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and Com-
missioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on September 26, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on September 26, 1961, only insofar as it refers to the street paving sidewalk and curbing so that as *amended* this portion of the resolution shall read:

"that the paving, sidewalk and curbing shown on the drawings shall be constructed in accordance with the standards of construction of the Borough President's Office; that a Certificate of Occupancy shall be obtained and that the wording of this resolution shall appear on the face of the Certificate of Occupancy." (N.B. 381/61)

768-61-A

APPLICANT—James Whitford Jr. for Hickory Hill Building Corp., owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent; re—building not facing legal street—previously granted on condition.

PREMISES AFFECTED—12 Hillis Street, westside, 86.07

feet south of Annadale Road, Block 6245, Lot 140 (tent.) Annadale, Borough of Richmond.

APPEARANCES—

For Applicant: Harold Nachison.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and
Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on September 26, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on September 26, 1961, only insofar as it refers to the street paving, sidewalk and curbing so that as *amended* this portion of the resolution shall read:

"that the paving, sidewalk and curbing shown on the drawings shall be constructed in accordance with the standards of construction of the Borough President's Office; that a Certificate of Occupancy shall be obtained and the wording of this resolution shall appear on the face of the Certificate of Occupancy." (N.B. 380/61)

769-61-A

APPLICANT—James Whitford, Jr. for Hickory Hill Building Corporation, owner.

SUBJECT—Application for consideration—reopening for amendment of resolution—Appeal from a decision of the Borough Superintendent; re—building not facing on legal street—previously granted on condition.

PREMISES AFFECTED—22 Hillis Street, west side, 186.40 feet south of Annadale Road, Block 6245, Lot 145 (tent), Annadale, Borough of Richmond.

APPEARANCES—

For Applicant: Harold Nachison.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert,
Commissioner Fox, Commissioner Becker and Com-
missioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on September 26, 1961, on certain conditions; and

WHEREAS, the applicant requested an amendment of the resolution

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on September 26, 1961, only insofar as it refers to the street paving, sidewalk and curbing so that as *amended* this portion of the resolution shall read:

"that the paving, sidewalk and curbing shown on the drawings shall be constructed in accordance with the standards of construction of the Borough President's Office; that a Certificate of Occupancy shall be obtained and the wording of this resolution shall appear on the face of the Certificate of Occupancy." (N.B. 382/61)

619-24-A—Vol. II

APPLICANT—Lloyd I. Paperno for H. W. Perlman Corporation, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—Appeal from an

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order of the Fire Commissioner; previously granted on condition.

PREMISES AFFECTED—345-347 Grand Street, south side, 43 feet 10 inches east of Ludlow Street, Block 310, Lot 15, Borough of Manhattan.

APPEARANCES—

For Applicant: Herbert M. Sandler.

ACTION OF BOARD—Application reopened as Vol. II subject to the regular procedure; application forms and other pertinent papers to be corrected to indicate the new applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

1519-61-A—Vol. II

APPLICANT—Abraham Grossman for Romiru Realty Corporation, owner.

SUBJECT—Application for consideration—reopening as Vol. II subject to regular procedure—Appeal from a decision of the Borough Superintendent; pursuant to Section 310 of the Multiple Dwelling Law for variation of Section 216, subdivision 3-B of the Multiple Dwelling Law and Section 34, subdivision 6 of the Multiple Dwelling Law re-creation of cellar apartments—previously denied.

PREMISES AFFECTED—102 Greenwich Avenue, east side, 126 feet, 6 inches north of West 12th Street, Block 617, Lot 32, Borough of Manhattan.

APPEARANCES—

For Applicant: Abraham Grossman.

ACTION OF BOARD—Application reopened as Vol. II, subject to the regular procedure.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

440-61-A

APPLICANT—Samuel Rosenblum for 90 Nassau Street Corporation, owner.

SUBJECT—Application April 11, 1961—Appeal from an order of the Fire Commissioner re—Sprinkler system, fire escape, fireproof windows, etc.

PREMISES AFFECTED—90 Nassau Street, southeast corner of Fulton Street, Block 78, Lot 43, Borough of Manhattan.

APPEARANCES—

For Applicant: Samuel Rosenblum.

ACTION OF BOARD—Appeal withdrawn at the request of the applicant.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

272-61-A

APPLICANT—First Island Corporation, Second Island Corporation, owners; Neisner Stores Company, lessee.

SUBJECT—Application March 1, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—1399 Forest Avenue, northeast corner of Barrett Avenue, Block 384, Lot 35, Port Richmond, Borough of Richmond.

APPEARANCES—

For Applicant: William E. Lehman, Jr.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to July 3, 1962, at 2 P.M. for inspection and decision; hearing closed.

284-61-A

APPLICANT—Samuel W. Ross for Meyer Weiner, owner.
SUBJECT—Application March 9, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—71 Pearl Street, north side, 25 feet 3½ inches west of Coenties Alley, and 38 Stone Street, Block 29, Lots 10 and 17, Borough of Manhattan.

APPEARANCES—

For Applicant: None.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to July 3, 1962, at 2 P.M.; applicant to be notified that filed plans are not satisfactory and to be notified of date of adjourned hearing.

285-61-A

APPLICANT—Grand Machinery Exchange Incorporated, owners.

SUBJECT—Application March 9, 1961—Appeal from an order of the Fire Commissioner re—sprinkler system.

PREMISES AFFECTED—209-211 Hester Street, northwest corner Baxter Street, Block 235, Lot 24, Borough of Manhattan.

APPEARANCES—

For Applicant: Nonc.

For Administration: Lieut. John P. Manfredi, Fire Dept.

ACTION OF BOARD—Laid over to July 17, 1962, at 2 P.M. at request of the applicant, for hearing and for inspection.

1010-61-A

APPLICANT—Carl H. Salminen for Edward M. Morris, owner.

SUBJECT—Application June 29, 1961—Appeal from a decision of the Borough Superintendent re—Frame building, extension of business use, exterior wood frame walls, etc.

PREMISES AFFECTED—69-30 Queens Boulevard, south side, 90.99 feet west of 70th Street, Block 2432, Lot 26, Woodside, Borough of Queens.

APPEARANCES—

For Applicant: Carl H. Salminen and Edward M. Morris.

ACTION OF BOARD—Laid over to July 3, 1962, at 2 P.M. for inspection and decision; applicant to submit additional information as to carrying capacity of 2nd story.

1820-61-A

APPLICANT—Charles M. Spindler for Jav Associates Incorporated, owner.

SUBJECT—Application filed December 8, 1961—filed pursuant to Section 270 of the Labor Law, re exits, and live load.

PREMISES AFFECTED—173-175 Fifth Avenue, east side, 74 feet north of Berkley Place, Block 950, Lot 5, Borough of Brooklyn.

APPEARANCES—

For Applicant: Charles M. Spindler.

ACTION OF BOARD—Laid over to July 3, 1962, at 2 P.M. for inspection and decision.

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129-62-A

APPLICANT—Hector Ferreras for Peter Gillespie, owner.
SUBJECT—Application January 30, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—132 Fisher Avenue, southwest corner of Orchard Avenue, Block 8022, Lot 79, Tottenville, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to July 3, 1962, at 2 P.M. for inspection and decision.

130-62-A

APPLICANT—Hector Ferreras for Naman Building Corporation, owner.

SUBJECT—Application January 30, 1962—Filed pursuant to Section 36 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—160 Adelaide Avenue, south side, 19.56 feet west of Platt Street, Block 4705, Lot 171, Oakwood, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to July 3, 1962, at 2 P.M. for inspection and decision.

135-62-A

APPLICANT—Hector Ferreras for Henry G. Stiles, Incorporated, owner.

SUBJECT—Application February 1, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—261 Fisher Avenue, east side, 153.42 feet north of Amboy Road, Block 8042, Lot 18, Tottenville, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to July 3, 1962, at 2 P.M. for inspection and decision.

162-62-A

APPLICANT—Hector Ferreras for Franto Realty Corporation, owner.

SUBJECT—Application February 13, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—9 Greaves Court, south side, 73.00 feet east of Exeter Street, Block 4568, Lot 5, Great Kills, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to July 3, 1962, at 2 P.M. for inspection and decision.

163-62-A

APPLICANT—Hector Ferreras for Franto Realty Corporation, owner.

SUBJECT—Application February 13, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—15 Greaves Court, south side, 75.71 feet west of Greaves Avenue, Block 4568, Lot 8, Great Kills, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to July 3, 1962, at 2 P.M. for inspection and decision.

164-62-A

APPLICANT—Hector Ferreras for Franto Realty Corporation, owner.

SUBJECT—Application February 13, 1962—Filed pursuant to Section 36 Art. 3 of the General City Law re—building not facing legal street.

PREMISES AFFECTED—21 Greaves Court, southwest corner of Greaves Avenue, Block 4568, Lot 11, Great Kills, Borough of Richmond.

APPEARANCES—

For Applicant: Hector Ferreras.

ACTION OF BOARD—Laid over to July 3, 1962, at 2 P.M. for inspection and decision.

828-50-BZ

APPLICANT—Halperin, Shivitz, Scholer and Steingut for Emanuel and Jack Lurio, owners; Sema's Corner Food Shop, Inc., lessee.

SUBJECT—Application for consideration—reopening for amendment of resolution—decision of the Borough Superintendent; previously granted on condition, under Sections 7c and 21 of the Zoning Resolution, to permit in a residence and business use, C area district, the erection and maintenance of a one-story and mezzanine extension to an existing restaurant and store, using more than the area permitted.

PREMISES AFFECTED—1524-1526 Avenue M and 1302-1338 East 16th Street, southwest corner, Block 6744, Lots 8, 17 and 19, Borough of Brooklyn.

APPEARANCES—

For Applicant: Max Siegel.

ACTION OF BOARD—Application reopened and resolution amended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5
Negative: 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on March 13, 1951, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was extended on March 11, 1952; and

WHEREAS, the applicant requested and amendment of the resolution

Resolved, that the Board of Standards and Apepals does hereby *amend* the resolution adopted on March 13, 1951, as amended on March 11, 1952, by adding thereto:

"that the building may be altered and arranged substantially as shown on revised drawing marked 'Received May 1, 1962', 1 sheet, *on condition* that the new stair to the cellar shall be enclosed at the cellar level with incombustible materials and equipped with a fire-proof self-closing door; and *further amended* to omit that paragraph of the applicant's statement which refers to a liquor license; that other than as herein *amended* the resolution above cited shall be complied with in all respects; and that the work shall be completed within one year from the date of this *amended* resolution and a Certificate of Occupancy obtained." (Alt. 867/62)

280-58-BZ

APPLICANT—Lama, Proskauer and Prober for L.I.F. Realty Company, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Sections 7e and 7h of the Zoning Resolution, permitting in a residence use district, the erection of two one-story buildings to be used as public market and stores, with loading and unloading and the parking of patrons cars—no fee to be charged.

MINUTES

PREMISES AFFECTED—1555-1581 Rockaway Parkway, east side, 379 feet south of Flatlands Avenue and 1162-1174 East 98th Street, Block 8205, Lot 11, Borough of Brooklyn.

APPEARANCES—

For Applicant: James E. Vassalotti.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Becker and Commissioner Klein 4

Negative: Commissioner Fox 1

THE RESOLUTION—

WHEREAS, this application was granted by the Board on May 26, 1959, on certain conditions; and

WHEREAS, time to obtain permits and complete the work was last extended on June 20, 1961; and

WHEREAS, the applicant requested a further extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on May 26, 1959, as *amended* through June 20, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permits shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (N.B. 262/58 and 263/58)

44-61-BZ

APPLICANT—Michael Alfano for Mynna R. Brown, owner.

SUBJECT—Application for consideration—reopening for extension of time to complete—decision of the Borough Superintendent; previously granted on condition, under Section 7h of the Zoning Resolution, to permit in a residence use district, the parking and storage of more than five (5) motor vehicles for a term of five (5) years.

PREMISES AFFECTED—780 East 176th Street, south side, 175 feet east of Prospect Avenue, Block 2953, Lot 20, Borough of The Bronx.

APPEARANCES—

For Applicant: Frank Damiano.

ACTION OF BOARD—Application reopened and time to complete work extended.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

THE RESOLUTION—

WHEREAS, this application was granted by the Board on April 18, 1961, on certain conditions; and

WHEREAS, the applicant requested an extension of time to obtain permits and complete the work.

Resolved, that the Board of Standards and Appeals does hereby *amend* the resolution adopted on April 18, 1961, only as to the time to obtain permits and complete the work, so that as *amended* this portion of the resolution shall read:

"that permit shall be obtained and work completed within one year from the date of this *amended* resolution; and that a Certificate of Occupancy shall be obtained." (Alt. 1076/60)

tion; and that a Certificate of Occupancy shall be obtained." (Alt. 1076/60)

597-46-BZ

APPLICANT—Nathan Lubroth for Manuel S. Hacker, owner.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, permitting in a residence use district, the change in occupancy from garage to a printing shop, for a term of 10 years.

PREMISES AFFECTED—515 Greene Avenue, north side, 200 feet east of Nostrand Avenue, Block 1794, Lot 81, Borough of Brooklyn.

APPEARANCES—

For Applicant: Nathan Lubroth.

ACTION OF BOARD—Application reopened and set for hearing on July 17, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

788-56-BZ—Vol. I

APPLICANT—Crinnion & Crinnion for Kendor Oldsmobile, Inc., owner.

SUBJECT—Application for consideration—reopening for extension of term of variance—decision of the Borough Superintendent; previously granted on condition, under Section 7e of the Zoning Resolution, to permit in a residence use district, the maintenance of a parking lot for the sale of used cars.

PREMISES AFFECTED—1931-1945 Bruckner Boulevard, north side, 102 feet east of Virginia Avenue, Block 3787, Lots 52-57 inclusive, Borough of The Bronx.

APPEARANCES—

For Applicant: Stanley Checherski.

ACTION OF BOARD—Application reopened and set for hearing on July 17, 1962, at 10 A.M., to consider extension of the term of the variance, requiring a new decision of the Borough Superintendent and photographs, which have been filed, and two publications in the Bulletin as notice.

THE VOTE—

Affirmative: Chairman Foley, Vice Chairman Kleinert, Commissioner Fox, Commissioner Becker and Commissioner Klein 5

Negative 0

Adjourned 3:30 P.M.

James P. Mulroy, *Secretary*.

RULES

RULES GOVERNING THE USE OF EQUIPMENT FOR SPRAYING AND DRYING OF PAINTS, VARNISHES, LACQUERS AND OTHER INFLAMMABLE SURFACE COATINGS AND STORAGE OF SUCH MATERIALS

ADOPTED BY THE BOARD OF STANDARDS AND APPEALS JUNE 10, 1932 AND REVISED JULY 16, 1937, EFFECTIVE AUGUST 16, 1937, AMENDED JULY 25, 1944, EFFECTIVE AUGUST 21, 1944 AND AMENDED JANUARY 29, 1960, EFFECTIVE MARCH 2, 1960.

(353-30-SR)

Authority:

Pursuant to the authority vested in the Board of Standards and Appeals by Section 666, Subdivisions 2 and 3 of the Charter of the City of New York, to effectuate the provisions of C19-84.0, C19-85.0 and C19-86.0 of the Administrative Code.

Rule 1. Application.

1.1 No person, firm or corporation shall spray, dip or immerse any article or thing within the City of New York with any inflammable paints, varnishes, lacquers or any other inflammable or combustible substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes except in conformance with these rules, and under a permit issued by the Fire Commissioner. Where the quantity of spraying, dipping or immersing materials used in a day does not exceed two quarts, except for spraying as performed under Rule 5.13, and the total amount of material stored does not exceed twenty gallons, these rules shall not apply.

1.2 APPLICATIONS. Application for the required permit to store and use the above-mentioned materials shall be made to the Fire Commissioner on forms prescribed by him and shall contain such information as he may require. When a spray, dipping, immersing, storage or mixing room is to be installed, an application shall be filed with and approved by the Borough Superintendent before a permit is issued by the Fire Commissioner.

1.3 RESTRICTIONS. No spraying, dipping or immersing of any article or thing within the City of New York with any inflammable paints, varnishes, lacquers or any other inflammable substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes shall be permitted in any premises or portion thereof as follows:

1.3.1 Which is occupied as a class A or B multiple dwelling or a dwelling for one or two-families, except where a location is provided which is separated by fireproof construction from the residential occupancy and ventilated as provided in Rule 3.

1.3.2 Which is occupied as a place of public assembly except trade schools where the buildings are of Class I or Class II construction and spraying, dipping or immersing are demonstrated for instruction purposes only.

1.3.3 Which is artificially lighted by any means other than electricity.

1.3.4 Which is heated by other than the use of steam or hot water circulating systems and the boiler is located outside the space where spraying, dipping or immersing is carried on.

Rule 2. Definitions.

2.1 The term "SPRAY or SPRAYING SPACE" "DIPPING SPACE or IMMERSING SPACE" when used in these rules shall mean that portion of the premises

used for the actual work of spraying, dipping or immersing any article or thing with any flammable paints, varnishes, lacquers or any other flammable substances, mixtures or compounds, commonly used for painting, varnishing, staining or similar purposes in any booth or room.

2.2 The term "CABINET BOOTH" when used in these rules shall mean a compartment with a back, top and two sides of incombustible materials over a substantial metal frame and equipped with air exhaust facilities, located within a room or any portion of any premises where spraying with any flammable paints, varnishes, lacquers or any other flammable substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes is carried on.

2.3 The term "CANOPY BOOTH or HOOD" when used in these rules shall mean an installation consisting of a metal canopy or hood, without any side or end panels enclosing the object sprayed and an air exhaust system under which spraying with any flammable paints, varnishes, lacquers or any other flammable substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes is carried on.

2.4 The term "TUNNEL BOOTH" when used in these rules shall mean a compartment consisting of two sides and top, equipped with an air exhaust system in which spraying with any flammable paints, varnishes, lacquers or any other flammable substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes is carried on.

2.5 The term "SPRAY ROOM" when used in these rules shall mean a fully enclosed ventilated room approved for such use in which any article or thing is sprayed by any flammable paints, varnishes, lacquers or any other flammable substance, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes is carried on.

2.6 The term "DIPPING ROOM" when used in these rules shall mean a fully-enclosed ventilated room approved for such use in which any article or thing is dipped, or immersed in any flammable paints, varnishes, lacquers or any other flammable substances, mixtures, or compounds commonly used for painting, varnishing, staining or similar purposes is carried on.

2.7 The term "FIREPROOF or FIRE-RESISTING PARTITIONS" used in these rules shall mean the standards set in the Labor Law and the Rules of the Board of Standards and Appeals for factory buildings. All openings in this type of partition shall only be equipped with self-closing fireproof assemblies.

2.8 The term "STORAGE ROOM" when used in these rules shall mean a fully-enclosed ventilated room used for the storage and mixing of any inflammable paints, varnishes, lacquers or any flammable substances, mixtures or compounds commonly used for painting, varnishing, staining or similar purposes.

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2.9 The term "CERTIFICATE OF FITNESS" when used in these rules shall mean the written permission granted by the Fire Commissioner to an individual to supervise and to process spraying, dipping and immersing materials and equipment, in accordance with the provisions of Section C19-14.0 of the Administrative Code and these Rules.

2.10 The term "PERMIT" when used in these rules shall mean the written permission issued to a person, firm or corporation by the Fire Commissioner, to store and use materials covered by Sections C19-12.0 and C19-84.0 of the Administrative Code and these Rules.

Rule 3. Ventilation.

3.1 Spraying or dipping spaces shall be ventilated when in operation so that the movement of air shall be at least one hundred (100') linear feet per minute in the breathing zone of the operator and be of sufficient capacity to prevent the accumulation of mist or vapors. For requirements of ventilation of storage rooms see Rule 4.4.1.

3.2 Air shall be admitted to the spraying, dipping or immersing spaces in an amount equal to the capacity of the fan or fans and in such a manner as to avoid short-circuiting the path of air in the working zone of such spaces. Exhaust fans shall be kept running constantly while spraying, mixing or dipping. Exhaust fan control shall be interconnected with spray gun so as to operate simultaneously. Exhaust fans shall, in addition, be arranged to operate independently of spray gun. Ventilation Equipment shall be kept in operation for a sufficient length of time thereafter to exhaust all vapors, fumes or residues of spraying materials from the spray booth, dip space or drying room. Air admitted to the spraying, dipping, immersing, drying spaces or storage rooms shall be fresh air taken from the outside of the building.

3.3 EQUIPMENT. Motors shall be located outside of spraying, dipping or immersing spaces except as provided in Rule 4.

Rule 4. Specification for Spray Booths, Spray Rooms, Dip and Immersing Rooms, Drying Equipment and Material Storage Rooms.

4.1 Spray booths shall be constructed of metal or incombustible materials satisfactory to the administrative official having jurisdiction. Ventilation and lighting for spray booths, spray rooms, dipping rooms, drying rooms and storage rooms shall comply with the requirements of these rules.

4.1.1 Spray, dip and immersing rooms shall be enclosed on all sides with partitions constructed of incombustible materials with floors in such rooms of concrete. Where such rooms are located over wooden floors, such wooden floors shall be surfaced with 1" of grout adequately reinforced or a mixture of Portland cement, and sand similarly reinforced. Ceilings over such rooms shall be protected by $\frac{5}{8}$ " unsanded gypsum plaster or $\frac{7}{8}$ " of cement or sanded gypsum plaster on approved 3.0 lb metal lath or other equivalent fire resisting ceiling protection. Ventilation, lighting and heating for these rooms shall comply with the requirements of these rules. Where additional fire fighting equipment is necessary such equipment shall be furnished in accordance with the direction of the Fire Commissioner. Floor drains leading to the house draining system

or the public sewer shall not be permitted. Dip tanks shall be provided with hinged metal covers held open by a fusible link, such covers to be equipped with an opening to permit automatic flooding of the tank with fire extinguishing media of a type and so located as the Fire Commissioner shall direct. Where the work process, such as conveyerized operation, makes the use of a cover impractical, the dip tank and drain boards shall be protected by an adequate extinguishing system designed for manual and automatic operation satisfactory to the Fire Commissioner and such conveyor shall be interlocked with the extinguishing system so that in the event the extinguishing system is activated, the conveyor action shall be stopped.

4.1.2 Panels of polished wired glass or plate-glass at least one-quarter ($\frac{1}{4}$) of an inch thick, not exceeding seven hundred and twenty (720) square inches in area and not more than forty-eight (48") inches in any linear dimension may be used in the sides of a spray booth or room.

4.1.3 The inner sides of walls, ceilings and the floors of all spraying or dipping spaces shall have a smooth surface.

4.1.4 All openings in spray, dip or immersing rooms shall be protected by fireproof opening protective assemblies. Windows opening on a street may be used to provide ventilation but no window on a lot line or less than 20 ft. from any opening in a wall of an adjacent building shall be permitted except when the subject room is more than 20 ft., in the horizontal plane, above an adjoining building.

4.1.5 Ferrous metals used in the construction of spraying, dipping or immersing spaces shall be thoroughly painted on the inside or be galvanized.

4.1.6 All spraying, dipping or immersing spaces shall be so constructed that at least three (3) feet of clear working space shall always be maintained for each operator spraying, dipping or immersing the material being processed.

4.2 STORAGE ROOMS.

4.2.1 Storage rooms shall be constructed of fireproof or fire resisting material and shall have a window opening to the outer air but such window shall not be on a lot line, enclosed court, nor opposite within twenty feet of windows of adjacent buildings nor part of the same premises, such window openings to be fireproofed and lower half provided with open louvers or ventilated by metal duct or fan at least 8 inches in diameter. The floors of all storage rooms shall be of incombustible non-ferrous materials. The sill of the door shall be at least 6 inches above the finished floor. All doors to be tin-clad, approved, fireproof and self-closing.

The lighting equipment shall comply with rule 4.5.2.2 and shall have an electric switch located outside the room. Immediately adjacent to such room shall be provided such portable fire extinguishing equipment for use within the storage room as the Fire Commissioner shall direct.

4.3 DRYING EQUIPMENT.

4.3.1 Gas Fired Drying Ovens. Gas fired drying ovens shall be of a type as approved by the Board. Such ovens shall be constructed of metal and incombusti-

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ble materials so designed as to preclude the direct application of flame to the materials in process. Ventilation shall be provided for each oven of sufficient capacity to maintain an oven vapor concentration at all times during the drying process of less than $\frac{1}{4}$ the low explosive limit of the solvent used. All oven openings shall be maintained at a negative pressure relative to room pressure for inward flow. The controls for the safety exhaust and recirculating fans shall be properly interlocked with the gas supply line so that when the gas is flowing the fans are in operation. A time delay relay shall be installed to provide a minimum of four oven volume changes with fresh air and in the case of an indirect fired type of oven simultaneous purging of the combustion chamber before the ignition system can be energized and gas flow started. Each oven shall be equipped with gas burning equipment approved for such use and with electrical controls so arranged as to shut off the gas valve when ignition fails or the gas supply pressure drops to 2 inches of water.

The use of a continuous gas pilot light is prohibited unless an automatic gas shut off valve is provided which will shut the gas off at the pilot light when the flame is extinguished or the supply of gas cut off. Electrical pilot ignition shall be of the continuous type or equal in performance, designed for use in high temperatures, with controls so interlocked as to shut off the gas supply when current is interrupted. An auxiliary manually operated gas shut off valve shall be located not nearer than 25 feet from the oven so as to control the gas supply in the event of an emergency. Such ovens shall be adequately insulated on all sides and top to limit the maximum surface temperature to 140°F and to 160°F on the base, unless the floor is protected by a 3 inch mat of reinforced concrete placed over and bonded into the existing concrete floor and projecting not less than 6 inches outside the projected area of the equipment or unless an unenclosed clear air space not less than 4 inches above the concrete floor is maintained between the floor and the underside of the oven.

4.3.1.1 The burner section of gas fired drying ovens shall not be located nearer than 25 feet from spraying or dipping spaces except when separated by fire proof construction, in which case the distance between burner section and spray or dip space shall be not less than 25 feet measured in the shortest line of travel.

4.3.2 ELECTRIC INFRA-RED RAY DRYING OVENS.

4.3.2.1 Electric Infra Red Ray Drying Ovens shall be of a type as approved by the Board. Such ovens shall be constructed of electric equipment installed in accordance with the National Electric Code and the requirements of the Department of Water Supply, Gas and Electricity. Ovens when erected shall be placed on concrete floors without any additional protection, provided that at least 12 inches of clear space above the floor is provided to permit adequate ventilation.

4.3.2.1.1 In drying processed material involving the evaporation of considerable amounts of flammable solvents by infra-red lamps, such installations shall not be confined in small rooms

unless such rooms are thoroughly ventilated by a power driven ventilation system of sufficient capacity to maintain a vapor concentration at all times during the drying process of less than $\frac{1}{4}$ the low explosive limit of the solvent used; the controls of the ventilation system to be so interlocked with the Infra-Red Ray System that the latter cannot function unless the ventilating system is in operation. When equipped with duct ventilating system, the Infra-Red Ray Oven shall be adequately secured so as to prevent moving.

4.3.2.1.2 Where the evaporation of a considerable amount of flammable vapors are involved, ventilated hoods located as near to the floor as practicable or enclosures shall be provided at the initial stage of the process with adequate exhaust system to discharge the primary evaporation from the solvents to the outer air, so that when the processed material progresses through the lamp drying tunnels only a comparatively small amount of solvent is left for evaporation. A space between such ventilating section and the drying section shall be maintained.

4.3.2.1.3 Lamps and other electrical equipment shall be kept free from flammable deposits and adequate cleaning shall be maintained.

4.3.2.1.4 Lamp and resistance heater type drying units shall be separated from spraying and dipping processes complying with these rules by a distance of at least 15 feet or shall be installed in a separate fireproof room.

4.3.2.1.5 Controls shall be arranged so that the lamps in the tunnels will be shut off automatically if and when the conveyor stops.

4.3.2.1.6 Where there are no conveyors and the material being processed is left stationary in the dryer there shall be an excessive temperature switch to shut off the lamps or resistance heaters to avoid overheating the material being processed if it is not removed from the dryer in time.

4.3.2.1.7 Material to be processed on the conveyors shall be rigidly supported so as not to be liable to displacement and cause lamp breakage and short circuits. Where there are no conveyors, materials should be fixed on dollies running on tracks or other equivalent method to accomplish the same result.

4.3.3 The temperature of the air contacting the processed material or of the material itself shall not be higher than that to which such material can be safely subjected.

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4.3.4 Such fire fighting equipment suitable for electrical and solvent vapor fires shall be provided as the Fire Commissioner may direct.

4.4 SPECIFICATIONS FOR DUCTS, PIPES AND FANS.

4.4.1 All ducts used for ventilating spray, dip or immersing spaces shall be constructed of approved incombustible materials or metal of not less than the following gauges of metal:

Ducts twenty-four (24") inches or less in diameter No. 22 gauge.

Ducts over twenty-four (24") inches and not over thirty-six (36") inches in diameter No. 20 gauge.

Ducts exceeding thirty-six (36") inches in diameter No. 18 gauge.

4.4.2 Ducts shall be strongly constructed and be installed in a workmanlike manner. They shall be rigidly supported.

4.4.3 Ventilating ducts shall run as directly as practicable to the outer air and be protected with a hood against the weather. The exhaust terminal or hood shall also be protected with a screen of copper or bronze with a mesh not larger than one-quarter ($\frac{1}{4}$ ") inch.

4.4.4 Where a duct passes through a non-fireproof floor or roof, the duct shall be protected at such point by an outer pipe or sleeve with an air space of at least one (1") inch between the sleeve and pipe protected from the woodwork by at least a 1" blanket of asbestos, compressed rockwool or glasswool, or equivalent fire-resistive material extending through the entire depth of the ceiling construction and adequately secured to the outer pipe. The outer pipe shall be not less than two (2") inches from any woodwork and such woodwork shall be covered with at least 26 gauge metal or other incombustible material.

4.4.5 Ventilating ducts shall not terminate within ten (10) feet measured horizontally of any chimney outlet, unprotected air intakes or within twenty (20) feet of any exit or any opening in an adjoining building.

4.4.6 If induced draft is used to create an air movement, the air shall be supplied from a point outside the spray or dip or immersing space. Fans and motor must be located outside the spray, or dip space, except approved explosion-proof motor and non-ferrous blade fans which, however, are not to be located where residues of spraying material may collect on such equipment.

4.4.7 The exhaust system from any spray, dip or immersing space shall not be connected to any other ventilating system or be discharged into a chimney or flue used for the purpose of conveying gases of combustion.

4.4.8 Exhaust fan blades shall be constructed of non-ferrous metal. All exhaust and ventilating fans to be permanently connected to their source of power, using metallic conduit. Rheostats in fan bases not permitted. Fan blades not coming in direct contact, with spraying fumes, need not comply with this requirement.

4.4.9 Adequate access doors or panels have tight fitting by means of screw bolts, clamps or springs shall be provided, to permit inspection and cleaning.

4.5 ELECTRICAL EQUIPMENT AND LIGHTING FIXTURES.

4.5.1 No motors, switches, rheostats, lamps, fluorescent light or other electrical equipment shall be located in spray, dipping or immersing rooms or within ten (10') feet of the open end of any spray compartment, spray booth, immersing or dipping space unless such electrical equipment be of a type approved for use in explosive atmosphere and where a conduit leads from a hazardous location to a non-hazardous location, the conduit shall be sealed off by an approved sealing compound. Except that alternating current induction motors of the totally enclosed type, having no brushes make and break contacts, collectors or other arcing or sparking parts may be located within ten (10') feet of a spray booth, spray compartment or dipping space when approved by the administrative official having jurisdiction. No open flame shall be used within 25 ft. of spray, dip or coating space or paint storage room or cabinet except when separated by fireproof construction, except as provided in Rule 4.3.1. Gas Fired Drying Ovens and 4.3.2.1.4 Electric Infra Red Dry Ovens.

4.5.2 Lighting Fixtures.

4.5.2.1 Artificial lighting shall be only by means of electricity.

4.5.2.2 When lighting fixtures are located within 10 feet of a spray booth, spraying space, dipping space or within a storage room they shall be of the rigid stem type, enclosing all wiring and be equipped with keyless sockets having vapor proof globes. Where exposed to breakage, globes shall be adequately protected by substantial metal guards or equivalent means. Fluorescent tube type lighting fixtures when used in spray booths or in spray and dip spaces or in storage rooms or rooms containing inflammable vapors, shall be of a type approved for use in explosive atmospheres. The auxiliaries of mercury vapor lamps shall be offset at least ten (10) feet from spray booth, spray or dip spaces unless enclosed in explosion-proof protection.

4.5.2.3 All electrical equipment shall be installed and grounded as provided by the Administrative Code covering electrical equipment and permanently connected to their source of current supply, using metallic conduit.

4.5.2.4 No pin plug receptacles shall be used except when the use of receptacles and attachment plugs become necessary they shall be so connected to form a part of a unit device with explosion-proof interlocking switch precluding the removal of the plug when the switch is in the "on" position or by an approved explosion-proof enclosure which can seal the arc when the current is interrupted. Such receptacles and plugs shall be of the polarized type providing a connection for the grounding wire of the portable cords.

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4.5.2.5 All electric wiring shall be enclosed in rigid standard weight metallic conduits with explosion proof joints and fittings. Joints in metallic conduit having threaded couplings shall not have less than five (5) fully engaged threads. Where flexible connections are required a flexible fitting approved for explosive atmospheres shall be used.

4.5.2.6 The use of portable cords or trailer lights are prohibited, except when flexible cord approved for hard usage containing one (1) extra insulated conductor properly connected to form a grounding connection for metal lamp guards, motor frames and all other exposed metal portions of such portable lamps and devices may be used. When portable lamps are used they shall be enclosed in a manner approved for explosive atmospheres and with substantial guards of metal to prevent breakage. Sockets shall be of the keyless moulded composition type with no exposed metal parts.

Rule 5. Maintenance and Operation.

5.1 Every premises wherein a spraying, dipping, or immersing space is maintained and operated shall be continuously under the charge and supervision of one or more persons holding a certificate of fitness, whose duty shall be to see that the spray, dipping and immersing space comply with the rules and the terms of the permit are not violated. No other duties shall interfere with the enforcement of these rules while the work is in process. A copy of these rules shall be available near the space where these rules apply.

5.2 Smoking or the carrying of lighted cigars, cigarettes, matches, or pipes in spray, dipping or immersing space is prohibited.

5.3 No person shall be permitted within a spray space between the spray gun and the exhaust outlet while the spray gun is in use.

5.4 Spraying, dip or immersing spaces, and its surroundings shall be kept clean at all times and shall be kept clear of all materials, equipment and utensils not required in the operation of the spray. Side walls, ceilings, baffle plates, etc., shall be sprayed with soap and water solution, before cleaning, or cardboard or masking paper may be fastened before any operation and after said operation all waste material shall immediately be removed from the premises.

5.5 Floors within and surrounding spray, dip, or immersing spaces shall be kept clean and free from waste material at all times.

5.6 Spray rooms, booths, fans, ducts, and other equipment shall be cleaned frequently and maintained in clean and efficient working condition; lacquer spraying booths shall be wet down before cleaning.

5.7 Implements used for cleaning shall be made of non-ferrous material to avoid sparks.

5.8 Metal waste cans with self-closing covers shall be provided for all spraying, dipping or immersing spaces and storage rooms. The number to be installed shall be determined by the administrative official having jurisdiction.

5.9 Approved fire appliances shall be installed in all spraying, dipping or immersing spaces and in storage rooms as may be determined by the administrative official having jurisdiction.

5.10 Accumulation of inflammable waste, sweepings or deposits from spray, dip or immersing space is prohibited. All such waste shall be placed in approved waste cans and be removed from the premises at the close of work each day.

5.11 All sandpapering of lead painted surfaces shall be done with wet sandpaper.

5.12 When a motor vehicle is taken into a spray space, the batteries shall be disconnected before the process of spraying is begun.

5.13 Before spraying is performed on elevator cars all electric power operating all elevators enclosed in a common shaft, shall be turned off. While such work is in progress portable fire extinguishers shall be provided and maintained adjacent to the work as the Fire Commissioner shall direct. Such shafts shall be well ventilated of fumes before starting elevators.

5.14 Inflammable solvents used for cleaning equipment or for any other purpose shall not be discharged into the house drain.

Rule 6. Material Storage and Mixing.

6.1 Main supplies of spray coating and dipping materials and thinners shall be kept in an outside storage building, storage rooms or in vented metal cabinets in accordance with the following amounts:

6.1.1 Spraying materials not in excess of 100 gallons may be stored in single walled metal cabinets ventilated to the outer air. Such cabinet to be metal covered on all sides, including the doors and arranged for ventilation at top and bottom.

6.1.2 Spraying materials not in excess of 200 gallons may be stored in double-walled metal cabinets ventilated to the outer air or wood cabinets metal covered on all sides, including the door, and arranged for ventilation at top and bottom, to the outer air.

6.1.3 Spraying materials in excess of 200 gallons shall be stored in a separate exterior storage building of fireproof or fire-resisting material with ventilated plain glass skylight or in a storage room constructed fireproof in a fireproof building or fire-resisting in a non-fireproof building. The maximum amount of spraying materials to be stored in a storage room of a non-fireproof building shall be determined by the administrative official having jurisdiction.

6.1.4 Mixing or thinning of coating materials shall be conducted in a storage building or storage room, except that containers of total capacity not exceeding ten gallons may be opened and their contents mixed in the spray room or room in which booths are located while the air exhaust system is operating.

6.1.5 Working supplies sufficient for not more than one day's use but not exceeding twenty gallons to each booth, nor a total of one hundred gallons, may be

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kept in the spray room or room in which spray booths are located; covers of containers must be kept thereon when such containers are not actually in use. This amount is in addition to the amount allowed in Rule 6.1.7.

6.1.6 Gravity feed material containers for supplying spray guns shall not exceed ten gallons in capacity and shall be supported by wire cables or metal brackets having a factor of safety of four when filled with the heaviest spraying materials used.

6.1.7 Pressure feed tanks and other equipment for use in connection with direct spraying under air pressure shall be restricted to tanks of not more than sixty gallons, individual capacity, designed, constructed and approved for this specific purpose by the Board of Standards and Appeals. Each tank shall be provided with a safety valve set at a pressure not exceeding eighty pounds. All gravity feed containers and other spraying equipment shall be approved as above.

6.1.8 The installation of all electrical wiring, switches, lighting and all other electrical equipment, and the provisions of these rules against carrying matches or smoking and prohibiting flame or spark-producing devices, shall also apply to storage or mixing rooms.

6.2 Storage of Materials where nitro cellulose products are manufactured.

6.2.1 Storage of spraying, dipping and immersing materials shall be as provided in Rule 6.1.1 through Rule 6.1.3, but in a building in which nitro cellulose products are manufactured, stored or kept the amount shall be not over twenty-five (25) gallons as per Section C19-113.0, subdivision h of the Administrative Code.

6.3 Sprinklers.

6.3.1 Sprinkler heads shall be provided in all spray, dip or immersing spaces and storage rooms and shall be installed in accordance with the Sprinkler Rules of the Board of Standards and Appeals, except in non-sprinklered buildings where sprinkler connection may be made to the house water supply, provided the size of the house water supply line is adequate for the number of sprinkler heads.

6.4 Maintenance of Sprinkler Heads.

6.4.1 Sprinkler heads in spraying, dipping and immersing spaces shall be cleaned at least once a week under the supervision of the person holding the certificate of fitness and a coating of light grease or vaseline shall be applied after each cleaning to prevent the formation of a hard deposit and render the sprinkler useless in case of fire. The use of paper bags or other materials about sprinkler heads is prohibited.

Rule 7. General Requirements.

Notice—Attention is called to the provisions of the Administrative Code as to violations reading as follows:

Section C19-152.0 of the Administrative Code, "Any person who shall willfully violate or neglect or refuse to comply with any of the provisions of this chapter in addition to any other penalties prescribed by law or ordinance shall, upon conviction, be punished by a fine of not more than \$500 or by imprisonment not exceeding 6 months, or by both such fine and imprisonment."

NOTE:—The principal cause of fires in spray-booth installations are: broken electric lamps and other electrical defects; cleaning the interior booths, fans and motors with highly flammable solvents;

accumulation of deposits in the tubes and vent pipes from neglect in cleaning them frequently; unnecessary accumulation of waste and refuse, smoking and a general lack of cleanliness.

- (a) "No Smoking" signs, with letters at least 2 inches in height, shall be posted at entrances to and in all spray rooms and paint storage rooms or building.
- (b) No combustible materials shall be stored or maintained within 15 feet of any spray booth.
- (c) All stocks shall be arranged so as not to interfere with the operation of automatic sprinkler heads.
- (d) Adequate mechanical or natural ventilation shall be provided.
- (e) No open flames or devices creating open flames or arcs shall be maintained within 25 feet of the spray or dipping process.
- (f) The premises where painting, dipping or immersing is performed shall be kept clear of empty paint cans, rubbish, paint accumulations and other combustible material.

Rule 8. Existing Spray Booths and Installations.

8.1 These rules shall be retroactive in the following respects:

Rule 1.3.4 Heating of Rooms.

Rule 3.1 Air Exhaust System.

Rule 3.2 Air Supply and Mixing.

Rule 4.0 Specifications for Spray Booths, Spray Rooms, Dip and Immersing Rooms, New Drying Equipment, and Material Storage Rooms.

4.1.3 Surfacing of Booths.

4.1.5 Surfacing of metal in Booths.

4.3.2 Maintenance of Ducts.

4.4.6 Method of Induced Draft.

4.5.1 Electrical Equipment.

4.5.2 Electrical Lighting.

Rule 5.1 Certificate of Fitness.

5.2 Smoking, Matches, etc.

5.6 Maintenance of Equipment.

5.7 Cleaning Implements.

5.9 Fire Appliances.

5.10 Accumulation and disposal of waste materials.

5.12 Motor vehicles in booths or rooms.

5.13 Spraying Elevator Cabs.

Rule 6. Material, Storage and Mixing.

Rule 7. General Requirements.

Rule 8.1 Rules 6.1, 6.2, 6.3 and 6.4 may not be applied in fireproof buildings equipped with an approved existing automatic sprinkler system where the general conditions of cleanliness are properly maintained at all times.

Rule 9. Permits and Plans.

Before a permit is issued by the Fire Commissioner, plans shall be filed with the Borough Superintendent, stating name, address, floor and space where the painting, dipping or spraying processes or storage room are to be installed. Such plan shall include a complete layout of the proposed installation and shall clearly indicate the location of all exterior wall openings, in premises and adjacent buildings, exits, chimneys, vent openings and proposed processes.

Plans shall be filed with the Borough Superintendent for storage and mixing rooms. Such plans shall show the complete floor plan of the proposed equipment and the location of the proposed equipment with respect to the storage and mixing rooms, exterior wall openings, in premises and adjacent buildings, exits and all chimneys within 20 feet of storage rooms and vent openings.

RULES

Fire Drill Rules, Adopted by the Board of Standards and Appeals, October 5, 1923

(593-23-SR)

DEFINITION OF "FIRE DRILL"

The method and practice of the systematic and orderly vacating of a building by its occupants in case of emergency, panic or fire in the least possible time—by the nearest safe means of exit—and the use of fire appliances which shall be provided for the extinguishing or retarding of fire and the safeguarding of human life.

Rule 1.

In all buildings as defined in Article 1, Section 10 of the Labor Law in which fire drills are required pursuant to Section 279 thereof and in any other building in which such drills are required by the Fire Commissioner pursuant to the power conferred in section 491 of the New York City Charter, it shall be the duty of the owners, lessees or tenants to conduct fire drills monthly and at such other times as the Fire Commissioner may direct.

For the purpose of conducting such fire drills the owner or tenants shall appoint from among their employees such responsible and dependable persons, male or female, who shall efficiently perform the duties of the various positions of the fire drill organization, as specified on the accompanying chart.

It shall be the duty of the owner or tenant to enter in the blank spaces provided for that purpose in said chart the names of persons so selected and post said chart and copies of the rules in a conspicuous place.

FIRE DRILL ORGANIZATION

Premises
Name of concern.....
Building No.Story.....

FOREMAN OR PERSON IN CHARGE

Regular Substitute

WATCHMAN

.....
.....

MALE SEARCHER

.....

FEMALE SEARCHER

.....

STREET ALARM BOX RUNNER

.....

FIRE BRIGADE

.....
.....
.....

EXIT GUARDS

Exit.....
"

..... "
..... "
..... "

Squad Monitors

..... Squad No. 1.....
..... " " 2.....
..... " " 3.....
..... " " 4.....
..... " " 5.....
..... " " 6.....

Rule 2. Duties of Foreman.

The Foreman or Person in Charge shall direct, enforce and have full charge of the "Fire Drill" in every factory on each floor. Each day before work is begun he shall see that extinguishers, fire hose, fire buckets, etc., are in readiness for use, exit doors are unlocked, aisles are free from obstruction, that stairways, halls, etc., are properly lighted, and shall remedy any dangerous condition found to exist. Immediately after work is commenced he shall check up the Fire Drill Organization list and note if the regularly assigned persons are present; if any are found to be absent, he shall assign other employees (if practicable) to perform their duties.

He shall immediately notify new employees of the existence of the Fire Drill Organization and give them the necessary instructions as to the duties they are to perform, etc.

He shall be familiar with the operation and location of the interior alarm signal box on his floor.

He shall listen for the test signal each morning at the appointed hour and in the event of the test signal not being heard he shall communicate with the superintendent or other person in charge of the building and advise him of the fact. The (Floor Captain's) Foreman's orders are final as to the carrying out of the fire drill on his particular floor.

Rule 3. Duties of Watchmen.

The WATCHMEN shall see that all doors and windows are closed so as to prevent the spread of fire. The WATCHMEN shall be the only persons permitted to remain on the floor during the progress of a fire drill and do so at their own risk. For ordinary purposes only one watchman and a substitute shall be designated. In special cases, however, extra watchmen may be assigned by consent in writing from Fire Commissioner.

Rule 4. Duties of Searchers.

The MALE AND FEMALE SEARCHERS shall search all toilets, dressing rooms and emergency rooms used and frequented by their sex and all other portions of the floor and order all persons, except those authorized to remain, to leave the premises. They are to take care of and assist all persons who may faint or be disabled.

SEARCHERS shall leave the floor immediately after the last squad leaves.

Rule 5. Duties of Street Alarm Box Runner.

The STREET-ALARM-BOX-RUNNER shall be familiar with the location of the nearest city fire alarm box and know how it is operated.

In ordinary practice fire drills the STREET-ALARM-BOX-RUNNER shall report to the Foreman for orders, and if his services are not required he shall promptly file

RULES

out of the premises with the other occupants.

Only when a fire actually occurs on his floor, or when ordered to do so by the Foreman, shall the STREET-ALARM-BOX-RUNNER proceed to the street alarm box and send in the fire alarm.

Rule 6. Duties of Fire Brigade.

The fire brigade shall have full charge of the operation of all auxiliary fire fighting apparatus and shall endeavor to extinguish, or at least hold in check until the arrival of the Fire Department, any fire that may occur. When it is necessary for the fire brigade to respond to different floors in the building they shall not use the stairways or fire escapes while the occupants are escaping from the premises.

Rule 7. Duties of Exit Guards.

The EXIT GUARDS shall station themselves at all exit doors leading to fire escapes, stairways, and other means of escape immediately upon the sounding of the alarm. There shall be two guards for each exit, if practicable; one to stand in the hallway holding back the door and the other directly inside on the floor. They are to keep the exit doors open and direct the movements of the persons using these exits and prevent congestion.

EXIT GUARDS shall remain at their stations until all of the occupants of the building have passed their station. Then close their doors and pass out of the building. Upon signal for the occupants to return, EXIT GUARDS shall take their designated stations and remain there until all persons have returned to their respective floors.

Rule 8. Duties of Squad Monitors.

The SQUAD MONITORS, as soon as the alarm is sounded, shall see that the employees under their charge quickly form into line, two abreast, and numbering not more than thirty to each squad. They shall see that all aisles and passageways are cleared of obstructions.

Note: Chairs, stools, baskets, etc., should be pushed under or placed on top of work benches.

MONITORS shall proceed at the head of their respective squads to the exit assigned, and then march up or down the stairs or to other exits as directed by the EXIT GUARDS.

On reaching the sidewalk MONITORS shall keep their squads in order and lead them a reasonable distance from the building, so as not to cause congestion and interference with fire apparatus. When the proper signal is given they shall return to their respective floors at head of their squads.

MONITORS will at all times see that those under their charge conduct themselves in a respectable and orderly manner.

Rule 9. Holding of Drills.

FIRE DRILLS shall be held at least once each month at varied hours of the day, and all of the occupants shall participate therein simultaneously. Such drills shall conduct all occupants to a place of safety.

Where dual operation interior fire alarm systems are installed as permitted under Rule 10.1 of the interior fire alarm rules of the Board of Standards and Appeals, the fire drill conducted each month shall include all of the persons on the premises engaged at work for a factory, and drills shall be conducted at least twice, each year in which all of the persons on the premises shall participate simultaneously.

Rule 10. Duties of Owner.

It shall be the duty of the OWNER, LESSEE OR TENANT OF THE BUILDING or his authorized agent or their representatives to personally observe that the "Fire Drill" is held simultaneously on every floor of the building and the participation therein of every occupant of such building. Any FIRE DRILL in which all of the occupants do not participate shall not be considered as complying with the LAW, except as otherwise provided in these rules.

The person or persons representing the OWNERS, LESSEE OR TENANT, who supervises the FIRE DRILL at the building shall submit to an examination by the Division of Fire Prevention as to their experience and general fitness for such duties, and shall be so certified in writing by the FIRE COMMISSIONER.

It shall be the duty of the ENGINEER, SUPERINTENDENT or other PERSON IN CHARGE, of a building having an interior fire alarm system to test such system daily, immediately after the beginning of business, and to see that all apparatus operated by springs, requiring winding are rewound after each alarm and kept in normal condition for operation.

Rule 11. Duties of Engineer.

Whenever it is necessary to test the fire alarm system at any other time of the day, owing to repairs, etc., being made, the PERSON IN CHARGE OF BUILDING will first notify all Foremen of the several floors of the intended test and likewise notify them when the repairs, etc. are completed. This precaution is taken to prevent confusion and excitement, also misunderstanding of the alarm signals.

It shall also be the duty of the PERSON IN CHARGE OF BUILDING to sound the interior alarm system at irregular intervals, but not less than once each calendar month, for the purpose of holding practice fire drills. He shall keep on the premises a record of such drills, showing the date when held and the required time for all occupants to reach the street or a point of safety outside the building.

The PERSON IN CHARGE OF BUILDING must immediately acquaint new tenants of the existence of the "Fire Drill" Organization and its purport.

Rule 12. Registration.

The name and address of every person, corporation or co-partnership, that will, under professional service, carry on the trade, business or calling of establishing, maintaining or supervising the "Fire Drill" shall be registered in the Fire Department, which Department shall, upon evidence of fitness, grant a certificate to that effect.

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NOTICE

WARNING

Notice is hereby given to all appellants and applicants, and to all lawyers, architects and engineers representing owners or lessees in proceedings before the Board—

First, That if they do not appear in person or by representative at the hearing of their case, dismissal for lack of prosecution is likely to result.

Second, That due and ample notice of the date set for hearing is provided in the publication of this BULLETIN of the calendars of the Board, each case being set down by Calendar Number and the premises under the date of the hearing.

Third, That no plea of ignorance of the date of the hearing can be entertained in view of this publication and of the posting of the calendars on the bulletin board in the offices of the Board.

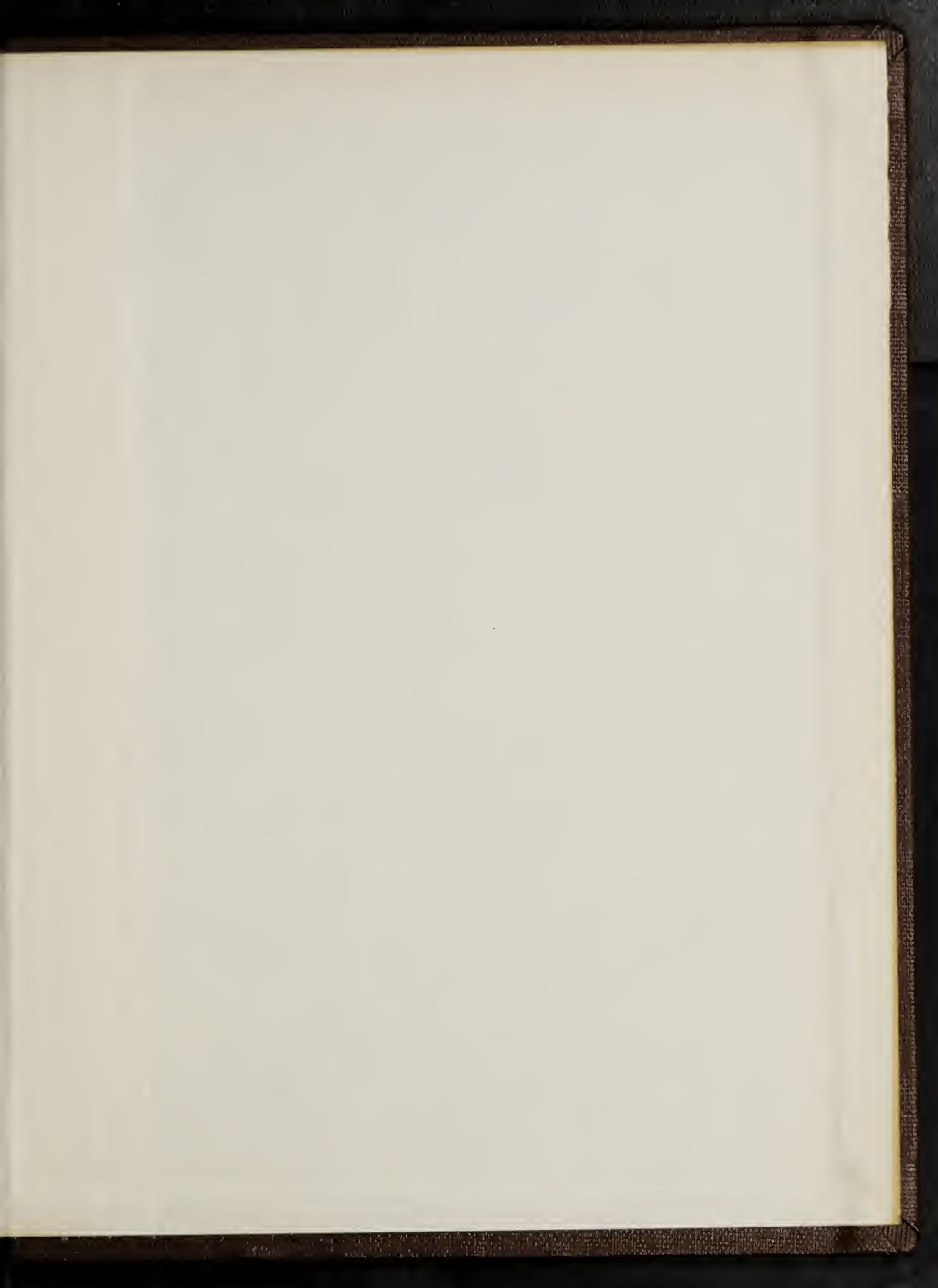
Fourth, That no one is entitled to written notice of the date for the hearing in his case, and that the plea of failure to receive such notice is no excuse for neglect to appear.

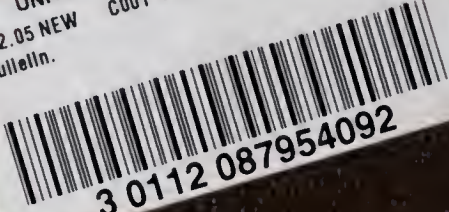
Fifth, That the business of the Board is to dispose of all cases promptly; therefore, no appeal or application will be held in abeyance by reason of failure of the appellant or applicant to file necessary data, or by any other method of delay.

Sixth, That no appeal or application will be accepted for filing unless, at the time of filing, all papers, plans and data required by law are supplied, as specified on the blank appeal or application forms.

Applicants, under the Zoning Resolution, are entitled to one copy of Form 7NO.

If they desire additional copies, for their own convenience in notifying property owners, they may obtain such copies at the office of the Board of Standards and Appeals, 80 Lafayette Street, 9th Floor, Manhattan, at five cents each—add postage payment if the forms are forwarded by mail. Purchase payment by postage stamps *NOT ACCEPTABLE*.



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